

Appendix 1 – Main Modifications

The modifications below are expressed either in the conventional form of ~~strikethrough~~ for deletions and underlining for additions of text, or by specifying the modification in words in *italics*.

The page numbers and paragraph numbering below refer to the submission local plan, and do not take account of the deletion or addition of text.

Ref	Page	Policy/ Paragraph	Modification
MM1	8	1.1	The Local Plan sets out the vision for future development in the Borough over a 20-year period, <u>between 2023 and 2043</u> , and the planning policies to help achieve this vision.
MM2	17	1.33	The Local Plan must be in general conformity with the London Plan. <u>Appendix 5 sets out how the planning policies in this Plan relate to the London Plan 2021.</u>
MM3	8	New para 1.4a	<u>There is an acute need for housing in the Borough, for both the settled and Gypsy and Traveller community, and given the tightly constrained and small geographical size of the Borough the Local Plan relies on the two Opportunity Area sites to provide for much of this need. To ensure that the Council takes a rigorous approach to bringing sites forward this Plan will be subject to a further review within five years of adoption.</u>
MM4	13	New para 1.23a	<u>The Council will ensure that engagement is undertaken in accordance with the Council’s Charter for Public Participation and the Statement of Community Involvement. Where relevant, engagement would include co-design and consideration of trauma informed practice¹, acknowledging the needs of our community affected by the Grenfell Tower tragedy. By implementing these trauma informed practices,</u>

¹ See glossary for definition.

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			<u>we aim to work towards the creation of an inclusive, sensitive and supportive suite of Development Plan Documents (DPDs) which make up the Local Plan that considers the needs and experiences of the affected community</u>
MM5	14 and 15	1.26-1.28 and new Policy V2	<p>1.26 The Local Plan first sets out our planning policies that will shape all development in the Borough and help deliver our Vision. There is a distinction between strategic and non-strategic policies as required by national policy and these are listed in Appendix 3. <u>Our Spatial Strategy is linked to the many distinctive places in the Borough and sets out how we will accommodate good growth to enhance and maintain this distinctiveness while delivering the vision.</u></p> <p>1.27 The Local Plan recognises the many distinctive places within the Borough and includes a vision for each of these Places in Chapter 9. The list of Places in the Local Plan may not be exhaustive as we have focused on those areas where there is some expected growth or change likely to occur during the plan period. There is a hierarchy of where growth will be accommodated as shown in the key diagram and Policy V2 below. These areas are focussed on our two Opportunity Areas where most of the growth will take place, those areas expected to undergo some change – mainly the three employment zones and the Lancaster West Estate and Notting Dale, the larger town centres, some of national or international reputation and other neighbourhoods and local centres that are so important in making the Borough the place that it is.</p> <p><u>Policy V2: Our Spatial Strategy</u></p> <p><u>To deliver our vision the Council will support good growth in the Borough linked to the following spatial strategy.</u></p> <ul style="list-style-type: none"> • <u>Creating new neighbourhoods in Opportunity Areas:</u> <u>Kensal Canalside and Earl’s Court will accommodate most of the growth in the Borough. Other large site allocations will also support good growth in the Borough.</u> • <u>Areas with potential for some change</u> – <u>these are mainly the three Employment Zones, the Westway and the Lancaster West Estate and Notting Dale as an eco-neighbourhood.</u>

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			<ul style="list-style-type: none"> • <u>The larger town centres</u> – some of our town centres are of international and national significance. The Local Plan includes visions to support the vibrancy and vitality of our town centres. • <u>Our Local Centres and Neighbourhoods</u> – the Local Plan supports keeping life local and maintaining our very walkable neighbourhoods. <p>1.28 <u>Our strategic planning policies support the delivery of the vision and our spatial strategy. We have identified sites where development will take place and these are set out in Chapter 10.</u></p>
MM6	21	GB1	A. Sensitive, sustainable and safe retrofitting of all our existing building stock is supported. For large retrofit schemes, third party voluntary standards such as EnerPHit for retrofit projects, the AECB Silver Standard and Energiesprong for whole house retrofit of existing homes <u>that enable certification of compliance</u> should be used.
MM7	21	GB1	<p>B. Retrofitting of historic and listed buildings as well as properties within conservation areas must be carried out so that it does not harm the special historic or architectural interest of the building, <u>historic fabric</u> of the building or <u>nor</u> harm the character and appearance of the conservation area.</p> <p>C. Sensitive installation of double-glazed window replacements is supported subject to fulfilling the Council's statutory duties in relation to conservation areas and listed buildings.</p> <p>D. Sensitive installation of solar panels in an appropriate position to maximise solar gain is supported subject to fulfilling the Council's statutory duties in relation to conservation areas and listed buildings.</p>
MM8	22	2.5	There are a range of voluntary energy standards that have been developed that focus on improving building energy performance. These include the Passivhaus Standard developed by the Passivhaus Trust; its equivalent EnerPHit for retrofit projects; the AECB Silver Standard; and Energiesprong, an established standard for the whole house retrofit of existing homes. The Council strongly supports the use of voluntary industry standards and assessment methods. <u>These also enable a third-party certification which provides assurance of high standards being met and delivered.</u>

Ref	Page	Policy/ Paragraph	Modification
MM9	23	2.12	<p>2.12 Window replacements in listed buildings require careful design, and the repair rather than replacement of historic fabric is beneficial in terms of sustainability and whole life costs as well as sustaining the special architectural and historic interest. However, there will be situations in which non-historic or inappropriate replacement windows may be replaced with double glazing to increase the energy efficiency of the building. Vacuum glazing is a new product where new slimline glazing that performs as well as triple glazing can be fitted into existing frames. Secondary glazing is another option that can be considered. It can provide superior performance particularly when the window is split into many panes. Particularly in listed buildings, the glazing bars should align with those on the original windows so as to be as unobtrusive as possible. Detailed advice will be provided by the Council to help residents meet the requirements for appropriately designed replacements which ensure that the significance of the building or area is maintained.</p> <p><u>Changes in building techniques over the years mean that many of the sustainability measures commonly recommended for modern or new buildings are not suitable for historic properties and might harm what is special about them. Historic buildings are generally of a solid wall construction and are vapour permeable. The fabric of historic buildings such as brick and lime-based plaster, mortars and renders 'breathe' through the absorption and ready evaporation of moisture and so alterations which create vapour barriers through the use of impermeable materials or decrease air flows can lead to the physical decay of the building. This also means that approaches to energy efficiency which rely on airtight construction and mechanical ventilation may actually encourage the harmful accumulation of moisture. Therefore, retrofitting proposals need to be understood on a case-by-case basis, taking into account the building's age, construction (including materials) and location (including exposure, orientation and degree of sheltering). This will provide an understanding of the way in which the building behaves and how susceptible it is to the elements. Historic England provides advice on planning to retrofit historic buildings, including detailed topical advice on different elements of historic construction such as roofs, floors, walls and windows.²</u></p>

² [Retrofit and Energy Efficiency in Historic Buildings | Historic England](#)

Ref	Page	Policy/ Paragraph	Modification
MM10	24	2.14	<p>Listed Buildings</p> <p>2.14 While listed buildings generally represent a greater challenge in terms of retrofitting for carbon reduction, it is possible in most cases to avoid causing harm to the special architectural character or historic interest of the building. The Council will produce detailed advice to help residents and businesses to take up appropriate retrofitting measures for listed buildings. Where installation of double glazing is not possible, for instance, a range of options is available for achieving greater energy efficiency of windows. This might include secondary glazing, installation of shutters, blinds and draft proofing systems, or reglazing of existing historic frames with more energy efficient glass. These proposals will be assessed on a case by case basis. The Council will support the installation of “cold roof” insulation, draught proofing, and better fitting windows wherever this can be done without significant harm to the fabric or character of the building. The Council will work on incorporating some of these improvements, alongside double glazing, in a further Local Listed Building Consent Order. However, changes of this kind may not be possible in all cases and where it is not possible to demonstrate that harm to the building will not result then the Council is likely to resist such proposals.</p> <p><u>Normally, historic buildings are robust and adaptable, and their construction materials can in many cases be easily repaired and maintained; one of the most effective ways of achieving energy efficiency is to keep them in good repair to ensure their longevity and avoid decay, which would energy and carbon expenditure to rectify. Managing moisture is an essential part of this, and the British Standard (BS 7913:2013: ‘Guide to the Conservation of Historic Buildings’) points out that a damp building could be up to 30 per cent less energy efficient than one which is dry. So, maintenance and control of damp may, alongside some relatively simple, non-intrusive changes make a significant impact in terms of energy saving, without the need for any major intervention which might be harmful to the historic building. Such changes are covered by Historic England in their document ‘Energy Efficiency in Historic Buildings’ (2018)³, which includes a step-by-step guide for identifying suitable intervention measures, along with a rating system which indicates the level of cost and risks that these might incur.</u></p>

³ [Energy Efficiency and Historic Buildings: How to Improve Energy Efficiency | Historic England](#)

Ref	Page	Policy/ Paragraph	Modification
MM11	28	GB4B	Major development must be net zero carbon <u>in operation</u> and as a minimum meet the on-site requirements set out by the GLA, currently in the Mayor of London's Energy Assessment Guidance (June 2022).
MM12	28	GB4 G	<u>Major development must demonstrate that opportunities for on-site renewable energy generation have been maximised.</u> (criterion G should be moved up so it will become C.)
MM13	28	GB4C	Only w- Where it is robustly demonstrated in an energy strategy/assessment that <u>the use of renewables has been maximised and net zero the annual energy consumption of the building cannot be fully achieved on-site, any the shortfall should be provided, calculated to match the building's annual Energy Use Intensity in kWh. This shortfall should then be met</u> in agreement with the Council, either: <ul style="list-style-type: none"> i. through <u>an equivalent off-site provision of renewable energy to meet the shortfall</u>, provided that an alternative proposal is identified, and delivery is certain which will be secured through a legal agreement; or <u>as a last resort</u> ii. a cash in lieu contribution to the Council's carbon offset fund.
MM14	28	GB4D	Major developments must design in the ability to connect to future or proposed heat networks <u>unless it can be demonstrated that an on-site alternative lower carbon system is more sustainable and energy efficient.</u>
MM15	28	GB4F	Large-scale development schemes, such as those in Opportunity Areas, must explore opportunities to deliver heat networks and should develop energy masterplans in accordance with the London Plan <u>to ensure the latest and most efficient technologies are used to deliver net zero carbon.</u>

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MM16	28	GB4 G	Major development must demonstrate that opportunities for on-site renewable energy generation have been maximised.
MM17	29	GB4H	Major development must report actual operational energy use in accordance with the London Plan and Mayor's 'Be Seen' Energy Monitoring Guidance⁴.
MM18	29	GB4J	All applications for major development must be accompanied by an energy strategy/assessment demonstrating how the requirements of Policy GB4 will be met. As a minimum, energy strategies must meet the requirements of the London Plan, as well as the Mayor's most up to date energy assessment guidance.
MM19	29	New criterion GB4K	<u>Major refurbishment schemes must meet the requirements of Policy criteria A – J. If it is not possible to do so, a detailed justification must be demonstrated in an energy strategy or planning statement. The voluntary standards referenced in Policy GB1: Sustainable Retrofitting Part A can also be used in these schemes.</u>
MM20	29	2.33	London Plan Policy SI 2 sets a requirement for major development to be net-zero carbon and achieve a 35 percent on-site reduction in carbon emissions against Part L of the Building Regulations 2013. However <u>Subsequently</u> , the GLA <u>has</u> published updated energy assessment guidance ⁵ . This is in response to the 2021 update to Part L of the Building Regulations introduced in June 2022 as an interim uplift to Building Regulations ahead of the Future Homes and Buildings Standard, which is expected to come into force in 2025. The GLA's updated guidance now requires major development to

⁴ Mayor of London, ['Be Seen' Energy Monitoring Guidance](#), September 2021.

⁵ Mayor of London, [Energy Assessment Guidance](#), June 2022.

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			achieve a minimum 35 per cent on-site carbon reduction over Part L 2021. Major residential schemes are expected to exceed this minimum target and should aim to meet a 50 percent plus improvement over Part L 202124F24F⁶. The Council will apply any future updates to this guidance/London Plan policy.				
MM21	30	2.33a (new paragraph)	<u>To achieve net zero in operation, Policy GB4 sets out an energy balance approach. This means that the use of on-site renewable energy generation should be maximised, so it matches the energy consumption of the development. Any shortfall in renewable energy generation would then be used to calculate an offset payment which is explained in the paragraphs below.</u>				
MM22		2.33b (new paragraph)	<p><u>The GLA's Energy Assessment Guidance, June 2022 sets out a mechanism to report the Energy Use Intensity (EUI) and space heating demand of the development and explains how to report them. Clearly, the lower the space heating demand and EUI the less renewable energy generation and subsequent offset payments may be. EUI or metered energy use, is the total energy needed to run a building over a year (per square metre). It is a measure of the total energy consumption of the building (kWh/m2/yr). The EUI of a building covers all energy uses: space heating, domestic hot water, ventilation, lighting, cooking and appliances. This metric is also very beneficial as it can be measured post construction, therefore helping to drive down the performance gap which is such a significant issue in the construction industry. The Delivering Net Zero Carbon Study sets out the following EUI targets.</u></p> <table border="1" data-bbox="837 1070 1644 1241"> <thead> <tr> <th><u>Use type</u></th> <th><u>EUI Target (kWh/m²GIA/year)</u></th> </tr> </thead> <tbody> <tr> <td><u>New Homes, care homes, extra care homes and student accommodation</u></td> <td><u>35</u></td> </tr> </tbody> </table>	<u>Use type</u>	<u>EUI Target (kWh/m²GIA/year)</u>	<u>New Homes, care homes, extra care homes and student accommodation</u>	<u>35</u>
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⁶ Mayor of London, [Energy Assessment Guidance](#), June 2022, page 6, paragraph 2.2 and Table 1.

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			<table border="1"> <tr> <td><u>Leisure, warehouses, and light industrial units</u></td> <td><u>35</u></td> </tr> <tr> <td><u>Schools</u></td> <td><u>65</u></td> </tr> <tr> <td><u>Offices, retail, higher education, GP surgeries</u></td> <td><u>70</u></td> </tr> <tr> <td><u>Hotels</u></td> <td><u>160</u></td> </tr> </table>	<u>Leisure, warehouses, and light industrial units</u>	<u>35</u>	<u>Schools</u>	<u>65</u>	<u>Offices, retail, higher education, GP surgeries</u>	<u>70</u>	<u>Hotels</u>	<u>160</u>
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MM23	31	2.38-2.39	<p>Third Party Standards and Assessments</p> <p>Paragraph 9.2.7 of the London Plan states that ‘Boroughs are encouraged to include BREEAM targets in their Local Plans where appropriate.’^{35F35F26F26F7} BREEAM is applied to non-residential development, and it is increasingly common practice to require that schemes achieve an “excellent” rating. The Council has applied the BREEAM ‘very good’ standard since the 2015 Consolidated Local Plan. The Council’s Evidence Study on Greening Issues highlights that there is already strong adoption of the BREEAM “excellent” standard in the Borough and recommends setting a blanket requirement for larger non-residential schemes^{36F36F27F27F8}.</p> <p>Whilst not a requirement, the Council supports the use of appropriate third-party standards/assessments for residential development including Passivhaus, EnerPHit and Energiesprong. In particular EnerPHit and Energiesprong standards are suitable for retrofit projects. Detailed guidance on these supported standards is provided in the Council’s Greening SPD (see the section entitled voluntary standards within Chapter 5).</p>								
MM24	31	2.40-2.41	<p>Carbon Offsetting</p> <p>We wish to see zero carbon being achieved on-site. However, as a last resort, developments that are unable to achieve the carbon emissions reduction targets set out in Policy GB3 on-site will need to calculate their emissions shortfall in tonnes of carbon and offset this via a cash in lieu payment. The</p>								

⁷ Mayor of London, [London Plan 2021](#), March 2021 – page 345, paragraph 9.2.7.

⁸ RBKC, Evidence Study on Greening Issues, July 2021 – page 99, Conclusions on responding to London Plan Policy SI 2.

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			<p>value of the payment will be determined by multiplying the emissions shortfall by the local cost of carbon over a period of 30 years. Carbon offset funding will then be allocated to projects that will reduce carbon emissions elsewhere in the Borough. Details of how the Council's Carbon Offset Fund contribution will be calculated and administered are set out in the <u>Planning Contributions SPD</u>. The Council will use the latest carbon offset price which is currently set out as £95 per tonne of carbon dioxide for a period of 30 years in the London Plan 2021⁹. Contributions to the Council's carbon offset fund will be secured via a legal agreement.</p> <p>Where offsetting is being provided off-site the proposal to offset must be in the Borough, be fully developed and deliverable by the applicant. This will be secured via a legal agreement.</p>
MM25	32	2.42	<p>The Mayor of London has identified Heat Network Priority Areas, which can be found on the London Heat Map website¹⁰. These identify where in London the heat density is sufficient for heat networks to provide a competitive solution for supplying heat to buildings and consumers¹¹. The whole of the Borough is within a Heat Network Priority Area. <u>The Council is producing a cross borough Energy Masterplan together with the London Borough of Hammersmith and Fulham. The cross-borough Energy Masterplan will further refine and identify specific Heat Network Priority Areas within the two boroughs.</u></p>
MM26	31	2.44	<p><u>Carbon offsetting</u></p> <p>We wish to see zero carbon being achieved on-site. However, as a last resort, developments that are unable to achieve the carbon emissions reduction targets set out in Policy GB3 <u>provide sufficient on-site, or off-site renewable energy generation to match their annual energy consumption</u> on-site will need to calculate their emissions <u>this</u> shortfall in tonnes of carbon and offset this via a cash in lieu payment. The value of the payment will be determined by multiplying the emissions shortfall by the local cost of carbon over a period of 30 years. Carbon offset funding will then be allocated to projects that will reduce carbon emissions elsewhere in the Borough. Details of how the Council's Carbon Offset Fund contribution will be</p>

⁹ Mayor of London, [London Plan 2021](#), March 2021 – page 345, paragraph 9.2.8 and footnote 155.

¹⁰ Mayor of London, [London Heat Map](#).

¹¹ Mayor of London, [London Plan 2021](#), March 2021 – page 350, paragraph 9.3.4.

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			calculated and administered are set out in the <u>Planning Contributions SPD</u>. The Council will use the latest carbon offset price which. This is currently set out as £95 per tonne of carbon dioxide for a period of 30 years in the London Plan 2021¹². Contributions to the Council's carbon offset fund will be secured via a legal agreement.
MM27	33	2.51A	<u>Part L Building Regulations modelling (e.g SAP (Standard Assessment Procedure) is used for residential buildings through the associated SAP software and the NCM (National Calculation Methodology) for non-domestic buildings) has limitations as it was not intended to perform some of the functions that would be required to deliver Net Zero carbon buildings, and most importantly the prediction of future energy use. Therefore, alongside Part L Building Regulations modelling, we also encourage applicants to use predictive energy modelling such as using Passive Housing Planning Package (PHPP) methodology for residential and CIBSE Technical Memorandum 54 (TM54) for non-residential to predict energy use much more accurately than the Part L Building Regulations modelling.</u>
MM28	34	GB5 A	Major <u>All developments must minimise overheating risk, reduce reliance on air conditioning in accordance with the London Plan cooling hierarchy¹³ and meet the Cooling and Overheating requirements of the Mayor of London's Energy Assessment Guidance¹⁴. This must be demonstrated in an energy strategy/assessment.</u>
MM29	36-37	GB6 A	All development is required to meet the air quality neutral benchmarks in accordance with the London Plan and associated guidance.
MM30	36-37	GB6 B	The following developments are required to undertake and submit an Air Quality Assessment:

¹² Mayor of London, [London Plan 2021](#), March 2021 – page 345, paragraph 9.2.8 and footnote 155.

¹³ Mayor of London, [London Plan 2021](#), March 2021 - Policy SI 4 (B.), page 354.

¹⁴ Mayor of London, [Energy Assessment Guidance](#), June 2022.

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			<ul style="list-style-type: none"> iii. Development that introduces sensitive receptors (e.g. hospitals, schools, residential dwellings, medical facilities) into the location. v. Development that is located within close proximity to known pollution sources (such as main roads or railway lines etc.) and introduces new population or sensitive receptors. (such as, but not limited to, any school or medical facility).
MM31	36-37	GB6 E	Emissions of particles and NOx must be minimised and controlled during demolition and construction activities. Dust Risk Assessments (DRA's) must be produced to identify potential impacts and corresponding mitigation measures, including on site monitoring, if required by the Council. The Dust Risk Assessment and corresponding mitigation measures are to be in line with the Mayor of London's SPG 'The Control of Dust and Emissions during Construction and Demolition' . All impacts must be addressed within any submitted Air Quality Assessment.
MM32	36-37	GB6 F	All major development and smaller scale <u>minor</u> development that involves potentially 'dusty works', such as basement excavation, soil removal or import, are required to produce a Dust Risk Assessment to identify potential impacts and appropriate corresponding mitigation measures to protect local sensitive receptors from the impact of dust.
MM33	36-37	GB6 G	Measures to improve air quality should be implemented on-site, however, where it can be demonstrated that on-site provision is impractical or inappropriate, off-site measures to improve local air quality may be acceptable (such as financial contributions to deliver the actions contained within the Council's Air Quality Action Plan), provided that equivalent air quality benefits can be demonstrated.
MM34	36-37	GB6 H	Air intake points should be located away from existing and potential pollution sources (e.g. busy roads and combustion flues). Whilst fossil fuel systems are not supported, where they are utilised for back up emergency systems, all combustion flues should terminate at least 1 m above the roof height of the tallest part of the development and ensure maximum dispersion of pollutants by having a sufficient efflux velocity.
MM35	37	2.62	Air pollution causes significant detrimental health, environmental and economic impacts. <u>It also disproportionately affects vulnerable individuals, including, but not limited to, young children and people</u>

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			<u>living with chronic heart and respiratory conditions.</u> The entire Borough has been declared an Air Quality Management Area (AQMA) as levels of nitrogen dioxide (NO ₂) and particulate matter (PM ₁₀ and PM _{2.5}) exceed the National Air Quality Objectives (NAQO).
MM36	38	2.63	<p>The London Plan <u>currently</u> identifies three Air Quality Focus Areas (AQFAs) within the Borough <u>and shows the edges of two others along the border with the London Borough of Hammersmith and Fulham</u>⁴⁸. AQFAs are locations that not only exceed the EU annual mean limit value for nitrogen dioxide (NO₂) but are also locations with high human exposure. The three <u>main</u> AQFAs located within the Borough are:</p> <ul style="list-style-type: none"> • Earl's Court Road and Warwick Road (A3220) from Cromwell Road to Cremorne Road. • A315 from Knightsbridge to Kensington High Street, A4204 Kensington Church Street to Notting Hill Gate. • A4 Cromwell Road from Talgarth/Earl's Court/Gloucester Road/Thurloe Place/Knightsbridge. <p><u>As AQFAs become updated through the life of this Local Plan, attention must be paid to ensure the latest Focus Areas, which may differ to those above, are taken into consideration.</u></p>
MM37	40	2.68	<p>Air Quality Assessments (AQAs) should identify the potential for air quality to impact on, or be affected by, new development and demonstrate how these impacts are being appropriately minimised and mitigated. <u>They are required for a variety of scenarios as set out in the policy. Examples of sensitive receptors include nurseries, schools, residential dwellings, hospitals and other medical facilities. The assessment should not only consider the introduction of new sensitive receptors but also the impact the development will have on existing sensitive receptors.</u> IAQM Guidance sets out the criteria for developing air quality assessments.</p>
MM38	40	2.69	<p><u>The Council wishes to ensure that all new development will improve existing air quality.</u> Policy GB6 adopts the air quality positive and neutral approach set out in the London Plan⁵⁴ <u>but has the ambition that through careful design and execution, that air quality will improve, where possible.</u> All development proposals are required, at the very least, to not make air quality worse and are strongly encouraged to achieve an overall improvement to the local air quality.</p>

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MM39	41	2.73	Given the ongoing exceedances of air pollutants throughout the Borough, every opportunity must be taken to improve air quality. Demolition and Construction Environmental Management Plans (DCEMPs) and Dust Management Plans (DMPs) play a key role in controlling emissions during the demolition and construction phases of development. <u>The Dust Risk Assessment and corresponding mitigation measures are to be in line with the Mayor of London's SPG 'The Control of Dust and Emissions during Construction and Demolition'</u> . The Council will revise our requirements for construction traffic as set out in construction traffic management plans over the lifetime of the plan to ensure that electric vehicles are used to mitigate air quality impacts when it is reasonable to do so.
MM40	41	2.75	The Council requires air quality neutral benchmarks to be achieved on-site in accordance with Part E of Policy SI 1 of the London Plan. However, if air quality neutral benchmarks cannot be achieved and the Council is satisfied that the development has exploited all relevant on-site measures it will consider additional mitigation or offsetting payments as a last measure to contribute to other measures <u>set out within the latest version of the Council's Air Quality Action Plan</u> . The process and calculation for this are set out in Section 5 of the GLA's Air Quality Neutral Planning Support Document ⁵⁸ .
MM41	42	GB7 A	Relevant developments as specified in the RBKC Code of Construction Practice (the Code) must <u>minimise not create unacceptable impact on local residential amenity including neighbouring properties as a result of demolition and construction impacts by complying with the Code</u> ⁵⁹ .
MM42	43	GB8 A	Noise and vibration impact must be minimised <u>not create unacceptable impact</u> on local residential amenity including neighbouring properties in development.
MM43	44	2.82	.....Local standards will reflect and incorporate national guidance <u>including the Noise Policy Statement for England 2010</u> ¹⁵ or any updates and industry good practice documents to ensure the best protection for our residents.

¹⁵ https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/69533/pb13750-noise-policy.pdf

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MM44	44	GB9 A	A. Odour generating development must address the adverse impact of odour through the incorporation of appropriate mitigation measures in accordance with the Agent of Change Principle, adopting a precautionary approach.
MM45	44	GB9 C	<u>C. New odour sensitive developments close to existing sources of odour are required to mitigate and protect occupiers against existing sources of odour in accordance with the Agent of Change Principle.</u> To add a foot note at the end of policy GB9 and below point C to state <u>Further in depth information regarding local odour standards can be found by contacting the noise and nuisance team on environmentalhealth@rbkc.gov.uk</u>
MM46	45	GB10 A	Development must be designed to minimise <u>not create an unacceptable impact from light glare and light spill</u> on local residential amenity including neighbouring properties and communal gardens, biodiversity, highway and waterway users.
MM47	45	2.87	<u>Artificial</u> lighting helps to keep the public realm accessible, legible and safe after dark. Artificial lighting can also help to extend the use of sports facilities for communities, However, light spill and glare <u>especially from street-based advertisements</u> can have a negative impact on the amenity of residents and can also be a significant source of wasted energy. It is also important to retain subtly lit and dark spaces to protect biodiversity from light spill.....
MM48	46	GB11 D 4	Amend Criterion D.4. 'or; an increase in the number of habitable units; or sleeping accommodation below ground level.'
MM49	46	GB11 E 2	A Sequential Test Assessment may <u>will</u> be required for planning applications for other sites within Flood Zones 2 and 3, and for sites in Critical Drainage Areas <u>unless exempt</u> .
MM50	47	GB11 F	Development at risk from flooding from any source must incorporate suitable flood risk measures to account for site conditions. These measures must be designed and implemented in accordance with

Ref	Page	Policy/ Paragraph	Modification
			Building Regulations, existing guidance and the recommendations of the site-specific Flood Risk Assessment, the Strategic Flood Risk Assessment and the Local Flood Risk Management Strategy. These measures should: [...]
MM51	49	2.94	Other assessments such as Sequential ⁷⁵ and Exception Test ⁷⁶ may will be required <u>unless exempt</u> . The Council has produced a Sequential Test of the site allocations to support the development of this Plan.
MM52	52	GB12 B	Major d Development <u>proposals</u> must <u>aim to</u> achieve greenfield run-off rates and minor development must achieve a reduction of 50 per cent of existing run-off rates . Householder applications must reduce the rate of runoff from the site in a way that is proportionate to the scale of development and reflects the site constraints.
MM53	52	GB12 x (new criterion below B)	<u>Only where it can be clearly demonstrated that the on-site reduction in surface water runoff to greenfield rates is not feasible or appropriate, such as where there is limited capacity for SuDS with multifunctional benefits, may financial contributions be provided by the developer towards the delivery of SuDS in the locality.</u>
MM54	52	GB12 C	SuDS design and details Surface water run-off must be managed as close to its source as possible (following the London Plan SuDS hierarchy), through: 4. Recognising opportunities for <u>Including at least one SuDS element that provides to provide</u> other environmental benefits.
MM55	52	GB12 D	SuDS proposals <u>must be</u> should meet national and local guidance to ensure SuDS are adequately designed, built and maintained for the lifetime of <u>the</u> development.
MM56	52	GB12 F	The Council encourages <u>supports</u> the retrofitting of SuDS in any development (even if the proposed development will not have drainage implications).

Ref	Page	Policy/ Paragraph	Modification
MM57	54	GB13	<p>A. The Council supports the provision of <u>Development proposals must provide the necessary</u> strategic water and wastewater infrastructure which will lead <u>leading</u> to an increased security of water supply, a substantial and a <u>long-term</u> reduction of local sewer flooding, and an increase in sustainability objectives.</p> <p>B. Development proposals in Opportunity Areas must provide an The Council will require <u>Integrated Water Management Strategies in Opportunity Areas and supports major applications taking</u> <u>Major development proposals must demonstrate an integrated approach to water supply and surface water management in submitted drainage strategies and sustainability statements.</u></p>
MM58	55	2.107	<p>“2.107 As the Borough suffers from lack of sewerage capacity, large-scale development in Opportunity Areas should be informed by Integrated Water Management Strategies at an early stage to address capacity issues and consider <u>sustainably manage all elements of the water cycle holistically across the entirety of the Opportunity Area.</u> The reuse of grey water and rainwater harvesting should be considered in Integrated Water Management Strategies.”</p>
MM59	55, 56, 57, 62, 65	GB14	<p>[This policy now consolidates previous Policy GB14: Waterways, GB15: Green Infrastructure, GB17: Biodiversity and part of GB18: Trees and Landscape]</p> <p><u>Policy GB14: Waterways Green and Blue Infrastructure</u></p> <p>A. <u>Development will be required to contribute to the greening of the Borough, enhance habitat to increase biodiversity, and protect/enhance any nearby waterways.</u></p>
MM60	57 and 65	GB15 and GB18 (I) (now subsumed in GB14)	<p>[Proposed modifications to GB15: Green Infrastructure as follows]</p> <p><u>Green Infrastructure</u></p> <p>B. A. All <u>Development proposals are required to should</u> maximise opportunities for to incorporate one <u>of green infrastructure with arrangements in place for its long-term maintenance.</u></p> <p><u>Urban Greening Factor</u></p> <p>C. B. <u>Major residential development is required to achieve an Urban Greening Factor score of 0.4.</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p>D. G. Major non-residential development is required to achieve an Urban Greening Factor score of 0.3.</p> <p>D. Development proposals are expected to meet or exceed these scores.</p> <p>[Proposed modifications to GB18: Trees and Landscape, Part I as follows]-</p> <p>E. I. Require landscape design to: <u>Green infrastructure and landscaping must be designed to:</u></p> <ol style="list-style-type: none"> 1. Be fit for purpose and function. 2. Be of a high quality and compatible with the surrounding landscape, and townscape character and mitigate the effects of climate change and significant rainfall events. 3. Clearly defined as public or private space. <u>Integrate with the drainage network to mitigate the effects of climate change and significant rainfall events.</u> 4. Optimise the benefit to wildlife habitat including biodiversity net gain as set out in Policy GB17. Be clearly defined as public or private space. 5. Proactively encourage tree planting where this can contribute to mitigating the effects of climate change and flood risk. <u>Optimise the benefit to wildlife habitat including biodiversity net gain.</u> 6. <u>Prioritise tree planting.</u>
MM61	62	GB17 (now subsumed in GB14)	<p>[Proposed modifications to GB17: Biodiversity as follows]-</p> <p>Biodiversity</p> <p>E. A. The Council will <u>Development proposals must</u> protect the biodiversity in, and adjacent to, the Borough's Sites of Importance for Nature Conservation (SINCs). and/or require the provision of significantly improved habitats to attract biodiversity in accordance with national, regional and local policy and biodiversity and ecosystem targets.</p> <p>G. B. The Council will protect the biodiversity value of Green Corridors and the Blue-Ribbon Network. Development proposals will be required to create opportunities to extend or link Green Corridors and the Blue-Ribbon Network.</p>

Ref	Page	Policy/ Paragraph	Modification
			<p>H. C. All major development is required to undertake and submit a site-specific Ecological Impact Assessment. <u>A site-specific Ecological Impact Assessment is required to be undertaken and submitted for all major development.</u></p> <p>I. D. Relevant development, including major development, must achieve a minimum on-site biodiversity net-gain of 10 per cent. in accordance with the Environment Act 2021 and forthcoming Regulations.</p> <p><u>J. Where it has been robustly demonstrated that a minimum of 10 percent biodiversity is not achievable on a site adequate mitigation should be provided on an alternative site or as a last resort compensate using the biodiversity credit system.</u></p> <p>K. E. A Biodiversity Net Gain Strategy is required for development adjacent to the River Thames.</p>
MM62	55-56	GB14 (now subsumed in GB14)	<p>[Proposed modifications to GB14: Waterways as follows]</p> <p><u>Waterways Blue Infrastructure</u></p> <p>A. Relevant development must protect and enhance waterways in the Borough.</p> <p><u>L. B. Require opportunities to be taken to safeguard and improve public access to the River Thames, Chelsea Creek and the Grand Union Canal. Development proposals adjacent to the Blue Ribbon Network (River Thames, Chelsea Creek and the Grand Union Canal) must safeguard and take opportunities to improve public access, protect and enhance heritage and biodiversity value, as well as promote their use for education, tourism, leisure and recreation, health, well-being and transport for both passengers and freight.</u></p> <p>C. Development in the Thames Policy Area and adjacent to the flood defences should take account of the actions and recommendations of the Thames Strategy – Kew to Chelsea and the Thames Estuary 2100 (TE2100) Plan.</p> <p><u>M. D. Resist permanently moored vessels <u>New moorings</u> on the River Thames and Chelsea Creek. Where new moorings are <u>will only be considered</u>, <u>in exceptional circumstances where applicants would need to can demonstrate that there will be:</u></u></p> <ol style="list-style-type: none"> 1. No detrimental effect on the river as a transport route. 2. No detrimental impact in the River Thames foreshore – an important and often protected habitat. 3. No adverse affect on the character or appearance of existing residential moorings.

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			<p>4. Safe access and egress from the mooring can be maintained at all times without impacting on, or preventing, future raising of the flood defenses.</p> <p>N. E. Permit <u>New residential moorings on the Grand Union Canal will be permitted</u> provided that:</p> <ol style="list-style-type: none"> 1. There are adequate services for permanently moored vessels; and, 2. Other canal users (both water and land based) are not adversely affected.
MM63	56	Supporting text after the Policy GB14	<p>Supporting text that follows after the new consolidated Policy GB14 is rearranged as below:</p> <p>Move Paragraphs 2.114-2.116 [with para 2.114 and 2.115A amended as below] after paragraph 2.109.</p> <p>Move Paragraphs 2.123-2.132 [with para 2.125 amended as below] before paragraph 2.110.</p>
MM64	56	2.110	The Grand Union Canal, runs through the north of the Borough and is a valuable public realm asset. It has the potential to provide for improved biodiversity as well as amenity space and <u>enhanced</u> pedestrian and cycle links <u>in the vicinity of the canal</u> should be explored .
MM65	63	2.125	The last full audit of the Borough's biodiversity took place in 2014. This was a partial review of the Boroughs habitats and only included the existing designated SINCS and a few additional sites. Before this the last full survey was undertaken in 2002. Therefore, an updated baseline of our habitats is needed. The Council aims to commission <u>a full Borough habitat survey, capturing all green spaces, by the end of in 2022, which is currently being finalised</u> . As a result, the number of SINCS located in the Borough and/or the boundaries of existing SINCS may change.
MM66	57-58	2.114	Green infrastructure can be found in many forms: parks, front and rear gardens, grassed areas, street trees, allotments, hedges, green roofs, green walls etc. The NPPF definition of green infrastructure also includes blue spaces such as rivers, ponds, canals etc. Green and blue infrastructure <u>Urban greening measures will help improve green cover in the Borough. This will</u> provide multiple benefits, including reducing pollution, improving air quality, enhancing biodiversity, screening noise, providing shading, improving natural drainage, reducing flood risk, providing benefits to mental and physical health, allowing for locally grown foods and it even has educational and fun values.
MM67	57-58	New para 2.115A	<u>Applicants should incorporate green infrastructure at the beginning of the design stage. This will improve its quality and maximise its benefits. Green infrastructure can be provided at different levels across the</u>

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			<u>development including grounds, roofs and walls. The Council's Greening SPD, 2021 provides more detail of how the UGF should be calculated and presented as part of a planning application.</u>
MM68	57, 62	GB15, GB17	Delete standalone Policies GB15: Green Infrastructure and GB17: Biodiversity
MM69	63	New illustrative map	Add new map after the para 2.124 as shown in the section preceding MMs to appendices towards the end of this document.
MM70	58	GB16 B	GB165: Parks, Gardens and Open Spaces Existing parks, gardens and open spaces B The following open spaces are protected, and any loss will be resisted: 3. <u>Registered Historic Parks and Gardens of Special Historic Interest;</u>
MM71	58	GB16 C	Resist development that has <u>must not have an</u> adverse effect upon the environmental and open character, appearance and function of <u>protected open spaces listed under criterion B, and on Conservation Areas, Metropolitan Open Land or sites which are listed within the Register of Parks and Gardens of Special Historic Interest in England, or their setting.</u> D. Resist development that has an adverse effect on garden squares and communal gardens., including proposals for basements and rear extensions.
MM72	58-59	GB16 E	Provision of new parks, gardens and open spaces E. Require m <u>Major development proposals will be required to provide new public open space on-site. Where it can be robustly demonstrated that on-site provision is not feasible or appropriate, a financial to make planning contributions will be required towards to enhance existing public open space improving existing or provision of new publicly accessible open space. which is suitable for a range of outdoor activities and users of all ages.</u>

Ref	Page	Policy/ Paragraph	Modification
MM73	59	GB16 (new)	<u>Proposals for new public open space will need to be designed in line with the requirements of Policy GB14 and provide a range of outdoor activities for users of all ages.</u>
MM74	59	GB16 (new)	<u>Development in Opportunity Areas will be required to provide on-site public open space in line with Policies SA1 and SA2.</u>
MM75	59	GB16 F	F. Major developments that include residential floorspace will be required to provide on-site external play space in accordance with London Plan Policy S4, including for under-fives.
MM76	59	GB16 G	Require all green open space to optimise biodiversity and wildlife habitat.
MM77	59	GB16 H	H. Protect the open spaces surrounding the Royal Hospital from inappropriate development both in the landscaped areas themselves and in the neighbouring streets.
MM78	59	GB16 I and J	Support the <u>The provision of new public open space is supported, in particular:</u> <ol style="list-style-type: none"> <u>1. a</u> A new open space at Chelsea Embankment as part of the Thames Tideway Tunnel project. <u>J. Support the provision of a 2. A</u> meanwhile open space at Cremorne Wharf until such a time as it is brought back into wharf use for waste management or waterborne freight handling purposes.
MM79	59	2.117	The benefit of open space is wider than pure aesthetics, it also provides a valuable recreational resource, and contributes to wildlife habitats and biodiversity and has benefits in minimising noise and air pollution. The Borough has a long history and tradition of high-quality parks and gardens, such as Kensington Gardens, <u>Kensington Memorial Gardens, Emslie Horniman Pleasance</u> , the Physic Garden, Holland Park, Royal Hospital and Ranelagh Gardens as well as garden squares. <u>In addition, Grade II listed Kensington Roof Gardens is the only roof garden on the Register of Historic Parks and Gardens.</u> These are important features of the Borough that are characteristic of the area and enjoyed by residents and visitors.
MM80	61	2.120	The Opportunity Areas <u>at Kensal Canalside and Earl's Court</u> provides a key opportunity <u>ies</u> to explore the potential for new public open spaces <u>in the Borough.</u> It is only in the largest sites that <u>where significant</u>

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			<p>new publicly accessible open space can be provided. <u>For instance, A recent example is the public linear park which, when complete, will stretch north-south through the Warwick Road sites when complete.</u></p>
MM81	61	2.122	<p>Cremorne Wharf is <u>designated as a safeguarded Wharf under a Ministerial Safeguarding Direction (2021)</u>^{footnote} and is temporarily being used for the delivery of the Thames Tideway Tunnel. When <u>construction works for the Thames Tideway Tunnel are complete in 2025</u>, Cremorne Wharf will have the potential to provide additional waste management capacity in the Borough and can be brought back into use <u>for waterborne freight handling and waste uses in line with London Plan Policy SI15</u>. The London Plan⁹⁷ supports temporary uses on vacant safeguarded wharves providing that any existing freight-handling infrastructure is maintained at <u>to a specified standard and limited by a temporary permission with a specific end date. Any proposals will need to comply with Local Plan and relevant London Plan policies on safeguarded wharves, water transport and waste.</u> The south of the Borough has a smaller number of publicly accessible open spaces⁹⁸ and the creation of new temporary open space at Cremorne Wharf will be beneficial. Therefore, the Council supports a temporary open space meanwhile use at the Cremorne Wharf until such time the wharf is brought back into use. <u>The Council supports temporary meanwhile sports facilities supporting health and well-being. Uses must not preclude the wharf being reused for waterborne freight-handling uses.</u></p> <p><i>Footnote https://www.london.gov.uk/programmes-strategies/planning/planning-applications-and-decisions/safeguarded-wharves-directions</i></p>
MM82	64, 65	GB18 (I)	<p>GB186: Trees and Landscape [This part is now moved to the new consolidated Policy GB14] Landscape Design 1. Require landscape design to: 1. Be fit for purpose and function. 2. Be of a high quality and compatible with the surrounding landscape, townscape character and mitigate the effects of climate change and significant rainfall events. 3. Clearly defined as public or private space. 4. Optimise the benefit to wildlife habitat including biodiversity net gain as set out in Policy GB17.</p>

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			Proactively encourage tree planting where this can contribute to mitigating the effects of climate change and flood risk.
MM83	67	GB19 C	C. Safeguarding Cremorne Wharf, maximising its use for waste management and waterborne <u>cargo</u> freight handling purposes. Any proposals that come forward will need to contribute to meeting the Borough's waste apportionment target, reflect the safeguarded wharf status and the Thames Tideway Development Consent Order.
MM84	68	GB19 J	J. Some <u>Commercial</u> development proposals, such as including hot food takeaways, will impact on the amenity of an area. To ensure that there is no unacceptable impact from litter on the amenity of an area development proposals are required to:
MM85	68	GB19 K	<p>K. Require all <u>All</u> new development <u>is required</u> to provide innovative internal and external well designed, functional and accessible waste and recycling (including food) storage space which allows for ease of collection in all developments; such facilities must: <u>Waste and recycling storage facilities must be integrated into the wider design of the development from the outset, be conveniently located for users and waste collection services, and provide opportunities to move waste up the waste hierarchy.</u></p> <ol style="list-style-type: none"> 1. Be fully integrated into the wider design from the outset. 2. Be within each flat/ residential unit to allow for short term separate storage of recyclable materials, including food waste. 3. Include external dedicated communal storage for waste, separated recyclables and food waste, pending its collection which is conveniently located for users and waste collection services. Developments should provide enough receptacles for different recycling streams 4. Manage impacts on amenity including those caused by odour, noise and dust. 5. Be secure, safe and well lit for users. 6. Include appropriate signage on what can and cannot be recycled and advice on encouraging reusing items to help encourage and provide opportunities to move waste up the waste hierarchy.

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			<p>7. Set out adequate contingency measures to manage any failure of such facilities in a waste management strategy for the development.</p> <p>8. Consider on-site composting for all sites with greenspace</p>
MM86	70	2.15	<p>There are no operating licenced waste facilities in the Borough. Cremorne Wharf is <u>designated as a safeguarded Wharf under a Ministerial Safeguarding Direction (2021)</u>^{footnote} and is temporarily being used for the delivery of the Thames Tideway Tunnel. Following completion of the Thames Tideway Tunnel, part of the site will need to be permanently retained for ongoing maintenance access to the Tideway Tunnel. When these works are complete in 2025 Cremorne Wharf will have potential to provide additional waste management capacity in the Borough and can be brought back into use <u>for waterborne freight handling and waste uses. Any proposals will need to comply with Local Plan and relevant London Plan policies on safeguarding wharves, water transport and waste.</u></p> <p><small>Footnote https://www.london.gov.uk/programmes-strategies/planning/planning-applications-and-decisions/safeguarded-wharves-directions</small></p>
MM87	70	2.16	<p>The London Plan supports temporary uses on vacant safeguarded wharves providing that any existing freight-handling infrastructure is maintained at a specified standard and limited by a temporary permission with a specific end date. Policy GB16 supports a temporary open space meanwhile use at the wharf until such time the wharf is brought back into use. <u>Any applications for development at Cremorne Wharf must be referred to the Mayor of London as set out in the Ministerial Direction (2021).</u></p>
MM88	71	2.20	<p>The Council has worked with London Borough of Hammersmith and Fulham, and the Old Oak and Park Royal Development Corporation who have agreed, through a statement of common ground, to share <u>32,400 tonnes of surplus capacity</u> arising within their area to meet the Borough's waste management needs. The Council will continue to work with WRWA Waste Planning Authorities, other London Borough's and the GLA on cross-boundary waste issues.</p>

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MM89	72	2.26	<p>Poorly designed and located, refuse and recycling storage facilities that do not cater for all can result in unacceptable environments for residents. Innovative approaches to optimise recycling and minimise cross-contamination will be strongly encouraged. <u>This can be achieved by:</u></p> <ul style="list-style-type: none"> • <u>Fully integrating internal and external waste and recycling storage space into the wider design from the outset.</u> • <u>Providing waste receptacles within each flat/ residential unit to allow for short term separate storage of recyclable materials, including food waste.</u> • <u>Providing external dedicated communal storage for waste, separated recyclables and food waste, pending its collection which is conveniently located for users and waste collection services. Developments should provide enough receptacles for different recycling streams.</u> • <u>Managing impacts on amenity including those caused by odour, noise and dust.</u> • <u>Providing secure, safe and well-lit external communal waste and recycling storage space for users.</u> • <u>Including appropriate signage on what can and cannot be recycled and advice on encouraging reusing items to help encourage and provide opportunities to move waste up the waste hierarchy.</u> • <u>Including adequate contingency measures to manage any failure of such facilities in a waste management strategy for the development.</u> • <u>Considering on site composting for all sites with greenspace.</u>
MM90	73	GB20 C	<p>Where the conclusions of a satisfactory intrusive site investigation and quantitative risk assessment identifies it is necessary, an options appraisal and remediation strategy will be required in some cases at the planning application stage, <u>or where agreed with the local authority, prior to ground works taking place. On full implementation of the remediation strategy, or a particular phase of remediation (as set out in the strategy), a verification report will need to be submitted and approved prior to ground works taking place or, where agreed with the local planning authority, at a point during or after the completion of development.</u></p>

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MM91	73	GB20 D	Where less sensitive development may be impacted by land contamination or pose risks off site, they should be addressed as set out in criteria A – C.
MM92	73	GB20 E	The requirements of criteria A – C D must be undertaken in line with best practice guidance and by a competent environmental specialist as defined in the Environment Agency Land Contamination Risk Management guidance, NPPF and PPG <u>or any updates to the relevant guidance.</u>
MM93	73	GB20 G	Development that proposes potentially contaminating or polluting activities, or is located in close proximity to hazardous installations or uses, must incorporate mitigation of harmful effects to people and the environment, and where it is considered necessary, provide <u>environmental</u> monitoring of any impact.
MM94	74	GB20 H	On Opportunity Area sites and other large sites within the Borough, developers should work collaboratively to consider the feasibility of a strategic <u>whole site</u> approach to land remediation where feasible.
MM95	74	Para 2.29	<p>Development activities may impact surface water and groundwater quality, for example through pollution incidents, misconnections or via disused wells that have not been decommissioned. Source Protection Zones (SPZ) ¹¹³, designated by the Environment Agency, are particularly <u>vulnerable to pollution. There is one SPZ in Knightsbridge. Central and southern areas of the Borough are also underlain by shallow groundwater. Developments within source protection zones should consult the Environment Agency’s Approach to Groundwater Protection¹¹⁴ to ensure that any risks to groundwater quality are appropriately assessed and mitigated. Developments proposing piling / foundation works on contaminated sites should consult Environment Agency’s Piling into Contaminated Sites guidance to ensure that any risks to groundwater quality are appropriately assessed and mitigated.</u></p> <p>While largely compromised due to past activities the Council is actively improving shallow ground water quality by ensuring the clean-up of the worst areas of pollution during development. Actions to address surface water and groundwater pollution should be addressed within Environmental-Construction <u>Environmental</u> Management Plans and remedial strategies.</p>

Ref	Page	Policy/ Paragraph	Modification
			<p>Footnote 113 –Environment Agency, <u>Groundwater</u> source protection zones (SPZs) - GOV.UK (www.gov.uk)</p> <p>New Footnote 114 - <u>The Environment Agency’s approach to groundwater protection</u> (publishing.service.gov.uk)</p> <p>New footnote 115- <u>Piling into Contaminated Sites</u> (nationalarchives.gov.uk)</p> <p>Add to glossary:</p> <p><u>Source Protection Zones (SPZs)</u></p> <p><u>Source Protection Zones (SPZs) are defined around large and public potable groundwater abstraction sites. The purpose of SPZs is to provide additional protection to safeguard drinking water quality through constraining the proximity of an activity that may impact upon a drinking water abstraction. Source Protection Zones [Merged] - data.gov.uk</u></p>
MM96	76	Key Facts new bullet	<u>One in every eight homes in the borough is unused as the Borough has 2,757 empty homes and 9,045 second homes (as defined on the Council Tax Register), making a total of 11,802 unused homes.</u>
MM97	77	HO1 A 1, 2 and 2A (new criterion after 2.) .	<p>A. Meet and exceed the London Plan target, which is currently 4,480 new homes over 10 years in the Borough by:</p> <ol style="list-style-type: none"> 1. Delivering <u>1,250</u> 4,500 homes in the first five years of the Local Plan (<u>2024/25 to 2028/29</u>) with an annual target of <u>250</u> 300 homes. 2. Delivering <u>3,230</u> 2,980 homes in years six to ten of the Local Plan (<u>2029/30 to 2033/34</u>). <p><u>2A. Delivering 4,480 homes in years eleven to twenty of the Local Plan (2034/35 to 2043/44).</u></p>
MM98	77	HO1 A 7 (new criterion)	<u>7. The Council takes a positive approach to the delivery of new homes by supporting delivery on suitable sites.</u>

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MM99	77	HO1D	<p>D. Upgrading of existing Houses in Multiple Occupation (HMOs) to enable safe and good quality HMOs that meet specified Council standards is supported and may result in the loss of some HMO rooms.</p> <p>E. Loss of HMOs will be resisted unless in the exceptional circumstance that the existing building layout does not lend itself to be upgraded to meet the Council's specified HMO standards.</p> <p>F. Where the exceptional circumstance is demonstrated to the satisfaction of the Council, conversion to studio flats will be permitted.</p> <p><u>HMOs are protected unless in exceptional circumstances the loss of the HMO or HMO rooms is because:</u></p> <ol style="list-style-type: none"> 1. <u>An HMO is being upgraded and some rooms are lost to enable safe and good quality HMO accommodation that meet the Council's standards for HMOs.</u> 2. <u>The existing HMO building layout does not lend itself to be upgraded to meet the Council's standards for HMOs.</u> <p>D, E and F are deleted and replaced as above.</p>
MM100	78	3.4	<p>We will deliver this target with 1,250 <u>4,500</u> homes delivered in the first five years (2024/25 to 2028/29) and then stepping up to deliver the remaining 3,230 <u>2,980</u> homes in years six to ten (2029/30 to 2033/34). <u>Beyond the ten year period the Council has rolled forward the annualised London Plan target of 448 homes per annum. This means that the housing requirement is 4,480 homes in years eleven to twenty (2034/35 to 2043/44).</u> This stepped trajectory of delivering homes <u>for fifteen years</u> is set out below in Figure 3.1. We need to plan proactively....We are allocating sites in this Local Plan which will deliver at least 746 <u>1394</u> homes in the first five years. In total the site allocations will deliver 5877 <u>5867</u> homes in 15 years.</p>
MM101	79-80	3.10	<p>The latest London Plan target applies from 2019/20 <u>April 2021</u> and so far there has been one <u>by the time this Plan is adopted there would have been five years</u> of delivery against the <u>their</u> annualised <u>annualised</u> target of 448 homes per annum. The homes completed in the Borough in 2021-22 <u>from 2019/20 to 2023/24</u> are 191 <u>1,390</u> net homes <u>which is a shortfall of 850 homes against the annualised target in this period below the target by 257 homes.</u> This shortfall has been added to the first ten <u>five years</u> of the Plan (2024/25 to</p>

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			<p><u>2028/29</u>). While the Council is using a stepped housing target figure of <u>250 300</u> homes per annum for the first five years, adding the one year of shortfall annualised as <u>26170</u> homes over ten <u>five</u> years and a 20 per cent buffer means delivery is calculated against 394 <u>504</u> homes per annum in the first five years. Target figures are then adjusted to reduce the buffer that is moved forward from later in the plan period, but it includes the shortfall figure. In total, delivery is shown against 4,737 <u>4,480</u> homes over ten years <u>as this period corresponds with the London Plan ten year target period</u>. This figure is derived by adding the 257 home shortfall for 2021/22 to the 4,480 homes London Plan housing target over the next ten years. The Council is able to demonstrate a <u>5.16</u>-years' housing land supply and is seeking to confirm its five year housing land supply as part of the Local Plan examination. <u>In terms of monitoring the ten year London Plan target from 2019/20 to 2028/29, the Council cannot meet it within the specified time period. However, the Council would have met and exceeded this target with 5,656 homes delivered by 2030/31. Over a 10 year period the Council will meet and exceed the 10 year London Plan target.</u></p>
MM102	80	Delete Figure 3.1 and replace as shown below and replace Appendix 1 of the LP as submitted with the revised Appendix 1 (see below).	

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MM103		3.12A (new paragraph)	<u>Given the high proportion of unused homes in the Borough with 2,757 empty homes and 9,045 second homes the Council is actively looking to tackle the issue of empty homes. Some of the tools that are available to authorities include a Council tax premium, an enforced sale procedure where there is no interest from the owner to bring an empty property back into use, empty dwellings management orders¹⁶ (EDMOs) and Compulsory Purchase Orders. The Council has committed in the Housing Strategy 2019-2022¹⁷ to develop an Empty Homes Strategy, increasing Council Tax from 200 per cent to 300 per cent to encourage owners of properties that have been empty for a number of years to bring them back into use. The Council will ensure as far as possible, that new homes granted permission are occupied. This could be, amongst other methods at its disposal, by reflecting identified housing needs and meeting the home size requirements set out in Policy HO4.</u>
MM104	81	3.13	Loss of existing homes reduces housing stock which is counter intuitive to the overwhelming need for new homes in the Borough. This also counts against our net housing delivery, making it even harder to meet our housing target. As mentioned in paragraph 3.6 above, the Council failed the Government's 2021 Housing Delivery test published in January 2022, with only 43 per cent homes completed against our housing targets over the last three years. Since September 2019 we have allowed two homes to be merged together to form a bigger single home as long as the new home is no more than 170 sq.m. Even with these limits, t There has been a sustained loss of homes to amalgamations as evident in planning permissions resulting in the loss of 25 homes since the policy was adopted September 2019. Given only....

¹⁶ Add definition in glossary Empty Dwellings Management Orders (EDMOs): Where a property has been empty for two years, the local authority can apply to a First-Tier Tribunal to manage the property for an interim 12 months without the freeholder's consent. Where consent to letting the dwelling cannot be obtained from the proprietor, the interim order may be revoked and replaced with a final EDMO lasting 7 years

¹⁷ [RBKC Housing Strategy 2019-2022](#), Adopted in 2019.

Ref	Page	Policy/ Paragraph	Modification
MM105	83	HO2 A	<u>The Council takes a positive approach to the delivery of new homes by supporting delivery</u> The development of new homes on small sites is supported as follows:
MM106	84	HO2 A4.	Self- build homes and <u>custom build homes</u> including the provision of serviced plots ¹⁸ subject to availability <u>and community-led housing</u> .
MM107	84	3.19	Small sites are those which have an area less than 0.25 hectares. The London Plan housing target includes 1,290 <u>net</u> homes in the next ten years from small sites. Given the nature of the Borough, most of our homes are delivered on small sites. <u>In addition to the small sites identified in the Local Plan, the Council is supportive of new housing sites brought forward by Neighbourhood Plans.</u> This is evident.....
MM108	85	3.23	.....Such proposals if designed to a high quality can have a positive impact on the overall townscape. <u>Self-built homes can include community-led housing which is also supported.</u>
MM109	85	HO3 D	Developments should provide at least 35 per cent community housing by <u>habitable rooms or habitable floorspace on-site on private land,</u> and at least 50 per cent by <u>habitable rooms or habitable floorspace,</u> on-site on public land where there is no portfolio agreement with the Mayor. <u>The application of the habitable rooms or habitable floorspace metric will be based on whichever is the most appropriate for the housing needs of the area.*</u> <u>*See paragraph 4.5.3 of the LP.</u>

¹⁸ [As defined in the Housing and Planning Act 2016](#)

Ref	Page	Policy/ Paragraph	Modification
MM110	86	HO3 F and J	<p>F. All exceptions to criterion D. will be required to follow a viability tested route as set out in the London Plan to demonstrate the maximum <u>viable level</u> deliverable amount of community housing through an open book financial viability assessment.</p> <p>J. To calculate payment in lieu of community housing, two financial viability assessments comparing the residual land value must be undertaken. First reflecting the maximum <u>viable level</u> reasonable amount of community housing provision on-site and the second assuming 100 per cent market housing. The difference between the two financial viability assessments should be the payment.</p>
MM111	86	HO3 H	Community housing must be provided on-site unless exceptional circumstances justified by robust evidence supports the provision off-site within the Borough or by providing a payment in lieu <u>to be used for the provision of new community housing within the Borough.</u>
MM112	86	HO3 K	Community housing must be provided as 70 per cent social rent (preferred) or London Affordable Rent in some limited circumstances such as where grant funding is available to deliver additional homes.
MM113	87	3.24	'Community Housing' is the term we use to describe genuinely affordable housing in the Borough. This essentially comprises social rent, London Affordable Rent and London Living Rents at the lowest ward level which is currently Notting Dale ward.
MM114	88	3.26	Whilst the scale of need per annum cannot be accommodated given the limited capacity in the Borough, it demonstrates that we must ensure that we require the maximum <u>viable level</u> reasonable amount of community homes from our sites.
MM115	88	3.31	For public sector land a portfolio approach as set out in the London Plan (paragraph 4.4.7) may be used. This is where public sector landowners with an agreement with the Mayor may provide 50 per cent affordable housing across a portfolio of sites provided at least 35 per cent affordable housing is provided on each site, with the required affordable housing tenure split on the initial 35 per cent. To help meet our community housing needs the Council will require all sites being relied upon to meet the 50 per cent target within the portfolio to be in the Borough.

Ref	Page	Policy/ Paragraph	Modification
MM116	89	3.32	Where the proportion of community homes on-site is less than the minimum policy requirement an open book financial viability assessment must be submitted. This must be undertaken using the recommended approach in the National Planning Policy Guidance on Viability and guidance set out by the Mayor of London. It must use standardised inputs. The viability appraisal must demonstrate that the development is maximising the community housing that can be provided on the site. This must demonstrate that the maximum <u>viable level</u> reasonable amount is being provided.
MM117	90	3.39	Within community housing the Council prefers social rent and three housing products that are considered genuinely affordable and enable us to meet identified needs. These are social rent; London Affordable Rent (similar rent levels to social rents but set by the Mayor of London); and intermediate rents set at London Living Rents at the lowest ward level (currently Notting Dale). London Living Rent (LLR), is a type of affordable housing for middle-income Londoners. These rents are published by the Mayor of London for each London ward annually and are inclusive of service charge. The Council recognises that rent levels for London Affordable Rents are also similar to social rents. However, unlike London Affordable Rent, social rent homes are eligible for grant funding under the London Affordable Homes Programme (AHP) 2021-26. Actual rents for these three products are shown in Figure 3.3 below.
MM118	90	3.41	The Council's preference is for 70 per cent of the community homes to be delivered as social rent. However, some London Affordable Rent may be secured on schemes that are referred to the Mayor. If grant funding from the Mayor is being used to provide additional homes over and above policy requirements, London Affordable Rent may also be suitable. Further guidance is available in the Council's Community Housing SPD, June 2020.
MM119	92	3.47	The Council supports the creation of mixed and balanced communities and <u>The affordable and market housing should be designed so that it is not possible to identify either tenure.....</u>
MM120	93	HO4 B1.	90 per cent of new homes <u>within a discrete development</u> must meet Building Regulations requirement to be M4 (2) "accessible and adaptable dwellings"

Ref	Page	Policy/ Paragraph	Modification
MM121	94	3.52A	<u>Household sizes vary within different groups within society. Therefore, a nuanced approach to the provision of community housing is required to ensure it meets the needs of all members of the community.</u>
MM122	94	3.53	.....Given the increase expected in older population alongside this need, all new homes should be designed to be accessible. <u>Where the application of policy percentage requirements results in a numerical split in decimal points, if the split is less than 0.5 it would be rounded down, or if it is 0.5 or more, rounded up to provide one property.</u>
MM123	96	HO5 C	With the exception of care homes, e Extra care, sheltered housing and any other specialist form of older people's housing, development must provide on-site community (affordable) housing as per the requirements set out in Policy HO3. <u>The only exception to this requirement is for care homes.</u>
MM124	96	HO5D	The community housing will be required for occupation by older people in the same form as the specialist housing scheme i.e. community extra care or community sheltered housing at price bands to be agreed with the Council.
MM125	96	HO5 G	<u>Support the provision of new residential hostels and R</u> esist the loss of existing residential hostels except where the site will be used for another form of affordable housing.
MM126	97	3.60	Government guidance on housing for older and disabled people ¹⁹ (paragraph 10) specifies the types of specialist older people's housing. This includes retirement living or sheltered housing, extra care housing or housing with care and residential care homes including homes suitable for people with dementia and nursing homes. <u>Retirement living or sheltered housing usually consists of purpose-built flats with some communal facilities but generally do not provide care services. They may include some support to enable residents to live independently. Extra care housing usually consists of purpose-built flats with a medium</u>

¹⁹ <https://www.gov.uk/guidance/housing-for-older-and-disabled-people#accessible-and-adaptable-housing>

Ref	Page	Policy/ Paragraph	Modification
			<u>or high level of care available. Care homes have individual rooms within a residential building and provide a high level of care meeting all activities of daily living²⁰.</u>
MM127	97	3.62	The requirement to provide community extra care housing does not apply to care homes <u>which normally fall within planning Use Class C2. Extra care homes regardless of the Use Class (C2 or C3) are required to provide on-site community housing.</u> The characteristics of a care home are set out in some detail in the London Plan and we will use those criteria to determine if a development is a care home.
MM128	97	3.63	The LHNA is showing a significant need <u>for all forms of older people's housing including care homes, additional social rent extra care and sheltered housing in the Borough. Therefore, in- Given the identified need for affordable housing for older people, developments involving these products- extra care and other specialist older people's housing need to provide community housing of the same type will be sought-using Policy HO3. The rents for community extra care are very similar to social rents but with additional charges to reflect the level of care and on-site facilities.</u>
MM129	97	3.66	The LHNA also suggests that the number of rough sleepers has increased in recent years and is projected to continue increasing. <u>In-line with the Council's Homelessness and Rough-Sleeping Strategy 2020-25²¹ or any future updates, the Council supports move-on accommodation for homeless people with more complex needs.</u> A lack of available stock for women and families facing domestic abuse was also identified.
MM130	98	HO6 A	Build to Rent schemes are not supported in the Borough <u>must meet all of the following criteria:</u> <ol style="list-style-type: none"> <u>1. Make a positive contribution to the variety and mix of housing products in a scheme with predominantly market and community homes.</u>

²⁰ See glossary for a full definition of the various types of specialist older people's housing.

²¹ <https://www.rbkc.gov.uk/housing/housing-consultations-and-policy/policy-and-publications/homelessness-strategy>

Ref	Page	Policy/ Paragraph	Modification
			2. Where a scheme comes forward, the Council will seek community housing as London Affordable Rents <u>Deliver on-site homes at social rents</u> and London Living Rents as per Policy HO3.
MM131	98	HO6 B	<p>Co-living schemes are not supported in the Borough <u>must meet the following criteria:</u></p> <ol style="list-style-type: none"> 1. <u>Make a positive contribution to the variety and mix of homes in a neighbourhood.</u> 2. <u>Where part of a large scheme, form only a small proportion of the overall mix of homes on a site.</u> 3. Where such a scheme comes forward, the Council will seek <u>Deliver 35 per cent self-contained on-site community housing. A 1:8 ratio will be applied to the proportion of community co-living rooms to calculate the equivalent number of self-contained on-site community housing.</u>
MM132	98	HO6C	<p>Protect existing student accommodation unless <u>it is robustly demonstrated that the student accommodation is surplus to requirement or cannot be upgraded to meet contemporary standards and that the conversion is to another type of low-cost shared housing or is to facilitate the provision of high quality student accommodation</u> and the change is to another type of low-cost shared living accommodation such as HMOs.</p>
MM133	98	HO6 D	<p><u>New purpose built student accommodation (PBSA) must meet the following criteria:</u></p> <ol style="list-style-type: none"> 1. <u>Make a positive contribution to the variety and mix of homes in a neighbourhood.</u> 2. <u>Will not be a dominant element of a larger development.</u> 3. E. Require PBSA to h<u>Have an undertaking with a specified higher education provider(s) that specifies that the accommodation will be occupied by students of that higher education provider(s).</u> 4. <u>Maximum viable level of accommodation will be secured as affordable student accommodation as defined in the London Plan H15. Policy HO3 will be applied to such developments to secure the affordable element.</u>

Ref	Page	Policy/ Paragraph	Modification
MM134	99	Para 3.69	.....There are some indications that the PRS has now plateaued. The LHNA concludes that Build to Rent is unlikely to contribute to meeting the housing needs of key workers and others requiring affordable housing. Therefore, the product appears to fail on all counts as a suitable planning policy priority for the authority. <u>Nevertheless, it is recognised that Build to Rent homes can be provided in the overall mix of homes on a large scale site to add to the variety and choice of housing options.</u>
MM135	99	Para 3.70	While we do not support <u>Where</u> Build to Rent schemes, where they do come forward, they can viably provide 35 per cent discounted market rent housing, let at rents not exceeding London Affordable Rents social rents and London Living Rents ²² . The PPG on Build to Rent states that 20 per cent is generally a suitable benchmark for the affordable element on such schemes. By default, this would be in the form of affordable private rent homes (to be maintained in perpetuity). However, the PPG does provide that a different proportion can be set in Local Plans if it is justified by evidence in the LHNA. Furthermore, it also allows for other types of affordable housing. Therefore, based on our pressing need for community homes as set out in the LHNA the Council will require 35 per cent community homes at London Affordable Rent social rents or London Living Rents at Notting Dale ward levels. These units should be maintained at these tenures in perpetuity.
MM136	100	Para 3.77	We will seek the maximum <u>viable level</u> amount possible as affordable student accommodation from PBSA schemes and will use our Local Plan Policy HO3 and London Plan Policy H15 to secure this.
MM137	101	HO7 C	Where <u>The redevelopment of social rented housing estates will only be allowed as an exception.</u> Where this is proposed, a compelling case must be demonstrated that the long-term benefits <u>to tenants</u> outweigh the considerable uncertainty and disruption such projects will cause.
MM138	101	HO7 F	Estate renewal schemes must robustly demonstrate consideration to provide additional <u>a net increase in</u> community housing provision both in terms of floorspace and units on-site.

²² RBKC Viability Study, September 2022

Ref	Page	Policy/ Paragraph	Modification
MM139	101	HO7 G	A guarantee must be provided that all existing tenants have an opportunity of a home that meets their needs, with those wishing to stay in the neighbourhood <u>renewed estate</u> being able to do so.
MM140	101	HO7 I	Recognise that cross subsidy between estates may also be required where proposals involve several estates. The principles set out above for one estate would be applied to two or more estates, taken as a whole. <u>Estate renewal schemes must provide a high-quality environment with provision of public/communal open space to rest, interact and play.</u>
MM141	101	3.79	Policy HO7 can help guide developments on housing estates owned by registered providers. Policy G1 as set out in Chapter 4 highlights the importance of using Circular Economy principles in all major developments. This approach can have a dual benefit of not just in mitigating Climate Change but also a social benefit in causing the least disruption to people who live on the estates. <u>Therefore, as set out in Policy HO7 B. redevelopment should be the exception not the norm. A compelling case will need to be made for redeveloping housing estates. This must demonstrate long term benefits for tenants, for instance where minimum standards can only be met by redevelopment.</u>
MM142	102	3.84A (new para)	<u>The Council expects estate renewal schemes to provide a high-quality environment. While the requirement for public/communal open space is specifically referenced within Policy HO7, there are many other relevant policies of the Local Plan that also apply. This would include the policies on urban greening, SuDS and biodiversity which all promote health and well-being alongside environmental benefits. Policy HO3 P also requires community space in schemes that include 100 or more community homes and where there is a demonstrable need.</u>
MM143	102	HO8 A	A. The Council will work closely with London Borough of Hammersmith and Fulham (LBHF), the Mayor of London and TfL to protect, improve and, where necessary and if possible, increase the capacity of the existing Travellers' site at Stable Way. Additional sites for temporary or permanent use, and any applications at Stable Way, <u>to meet the identified needs in the latest London Plan,</u> should meet National Planning Policy for Traveller Sites and the following criteria.

Ref	Page	Policy/ Paragraph	Modification		
MM144	102	HO8 A 3	A 3. Use of the site would have an acceptable effect on the safety and amenity of occupiers of adjoining land;		
MM145	103	HO8 A 5	A 5. The use could be supported by adequate physical and social infrastructure (such as access to education, health, welfare and employment) in the locality.		
MM146	103	3.86-3.87	<p>3.86 The Joint Gypsy and Traveller Accommodation Needs Assessment (2016) concluded that there will be a requirement for three additional pitches between 2015 and 2020, and nine in total across RKBC and LBHF between 2015 and 2030.</p> <p>We will need to do further work together with the London Borough of Hammersmith and Fulham on establishing and meeting the need of our Gypsy and Traveller community living in Stable Way, An update of the Gypsy and Traveller Accommodation Needs is underway, following completion of this, the two Councils will actively explore options on how provision can be made in accordance with Policy HO8.</p> <p><u>3.86 The Mayor of London has initiated an update to the London Boroughs' Gypsy and Travellers Needs Assessment (GTANA). This will provide an updated identified need when it is completed in 2024. The GTNA methodology includes those who have ceased to travel temporarily or permanently but culturally identify as Gypsy and Travellers which reflects the Planning policy for traveller sites December 2023.</u></p> <p><u>3.87 In the meantime, Table 4.4 of the London Plan identifies a need of nine pitches for the Borough based on the completed London GTANA in 2008. London Plan Policy H14 B states that boroughs that have not undertaken a needs assessment since 2008 should use the figures in Table 4.4 as identified until a needs assessment is undertaken.</u></p> <p><u>3.88 Further work together with the London Borough of Hammersmith and Fulham and other stakeholders is required to establish how provision can be made for the Gypsy and Traveller community living in Stable Way and to meet any further need identified in the London GTANA, should this arise following publication-</u></p>		
MM147	103	New table	<table border="1"> <tr> <td></td> <td style="text-align: center;">Supply</td> </tr> </table>		Supply
	Supply				

Ref	Page	Policy/ Paragraph	Modification			
			Need for additional pitches (based on London Plan Table 4.4)	Occupied pitches on Stable Way	Vacant	Supply of additional pitches
			9	20	0	0
MM148	108	CD1/4.10	Development proposals should therefore heed their local context; analysing and responding to context is important to achieving good design. The extent of the relevant context depends on the development. <u>Beauty, as defined by the Living with Beauty report, by the Building Better, Building Beautiful Commission (2020), “includes everything that promotes a healthy and happy life, everything that makes a collection of buildings into a place”.</u> Therefore, to be beautiful means to be well designed; buildings and spaces that are designed in a manner that contributes to placemaking and do not detract from it.			
MM149	108	CD1H	H. Ensure that, in carrying out alterations and extensions, the <u>particular</u> characteristics of the type of building type , such as mews, villas, terrace or mansion block, be preserved and enhanced.			
MM150	113	4.29	..... where appropriate. <u>A number of the Borough’s conservation areas also contain registered parks or gardens, for instance the communal gardens in Ladbroke Grove, which are an integral part of the history of the area, create a balance between built form and open space, and make an important contribution to their character and appearance. Development proposals will be expected to recognise this close relationship.</u>			
MM151	108	4.7	.....It is home to considerable residential densities but surprisingly modest building scales <u>and a range of building typologies, including mews, villas, terraces, and mansion blocks.</u>			
MM152	109	4.16 - 4.17	<u>While 19th Century planned developments of townhouses terraces and villas are a staple, there are also other types of building which, if not unique in London, are distinctive, and very characteristic of the Borough. For instance, the</u> The many mews streets in the Borough form an integral part of the 19th Century pattern of development of this area of London.....			

Ref	Page	Policy/ Paragraph	Modification
MM153		4.17a	<u>Meanwhile, the good quality twentieth century buildings found throughout the Borough exhibit their own very particular characteristics, largely different from those of more traditional structures, but requiring well-considered and responsive alterations, nonetheless.</u>
MM154	112	CD3 A	Require development to preserve or enhance the character or appearance <u>and significance</u> of the conservation area and thereby protect the special architectural or historic interest of the area and its setting.
MM155	112	CD3 C	Resist <u>Support</u> the change of use of any building unless where the current use contributes to the character of the surrounding conservation area and to its sense of place <u>and the new use does not make an equally positive contribution.</u> Where change from a positive use is proposed, it should be demonstrated that there is no demand for this use, and it is no longer viable. unless it can be demonstrated that there is no demand, and it is not viable to maintain it within its current use, or a new use is identified which will also contribute positively to the sense of place.
MM156	112	CD3 D	Resist <u>Permit</u> demolition in conservation areas unless provided it can be demonstrated that:
MM157	114	4.32	As the majority of the Borough is covered by conservation areas, opportunities for new development are limited by the presumption to retain the original built fabric, whether it faces the street or not, where it contributes positively to the character of the conservation area. New buildings should
MM158	116	4.41	The standard of workmanship in carrying out modifications to historic structures is not something that is readily controlled through the planning system. It is, however, of vital importance to the quality of the building, and owners are urged to employ the appropriate specialists. <u>Proposals for change to listed buildings should be informed by an assessment of the buildings special interest and significance by specialist heritage professionals. Works to listed buildings will normally require the engagement of highly skilled craftspeople. The Council will require that works to listed buildings are undertaken to a high standard so as to protect the building's historic fabric and thereby its special interest and significance.</u>
MM159	114	CD4 A	Require development to protect <u>preserve</u> the special architectural or historic interest and heritage significance of listed buildings.

Ref	Page	Policy/ Paragraph	Modification
MM160	114	CD4 B	Require all development and any works for alterations or extensions related to listed buildings to preserve the heritage significance of the building, or its setting or any features of special architectural or historic interest it possesses.
MM161	114	CD4 C	Resist the total or substantial demolition of listed buildings and resist the alteration of listed buildings which involves the removal or modification of features of architectural importance, both internal and external, <u>and has an adverse impact on historic fabric,</u> unless a clear and convincing justification can be made for doing so.
MM162	115	CD4 D	Require the preservation of <u>historic fabric</u> , original architectural features and later features of interest both internal and external. <u>In delivering this take opportunities to:</u> 1. <u>Reinstate internal and external features of special architectural or historic significance, commensurate with the extent of proposed development.</u> 2. <u>Take opportunities to remove internal and external features that harm the architectural or historic significance of the asset, commensurate with the extent of proposed development.</u>
MM163	116	CD4 E	<u>Support the change of use of a listed building unless it would materially harm its character.</u>
MM164	117	CD4 F	<u>Require clear and convincing justification for any harm to, or loss of, the significance of a listed building. Substantial harm to or loss of Grade II listed buildings should be exceptional, or, for those of Grade II* or I, wholly exceptional. Justifications for substantial harm will be measured against the tests set out in the National Planning Policy Framework. Less than substantial harm will be measured against the public benefits of the proposal including, where appropriate, securing its optimum viable use.</u>
MM165	118	CD4 G	Take opportunities to secure the repair of listed buildings which have been identified as being at risk.
MM166	115	4.36	The special architectural or historic interest of listed buildings goes beyond appearance. It includes the integrity of the building as a whole, <u>including surviving historic fabric</u> , the location and hierarchy of rooms,

Ref	Page	Policy/ Paragraph	Modification
			historic floor plans and levels, the structure of the building including foundations, as well as features such as original staircases, original roof structures, later additions, and other features <u>which contribute to the significance of the heritage asset</u> .
MM167	115	4.37	The setting of a listed building and the surroundings in which it is experienced can also contribute to its special interest. The extent of relevant setting will be proportionate to the significance of the asset.
MM168	115	4.38	Listed buildings can be negatively affected not only by inappropriate additions, internal and external alterations, and demolition, but also by inappropriate use and unsympathetic neighbouring development. Such changes can diminish the architectural and historic value and detract from their setting.
MM169	116	CD5 A	Policy CD5: Scheduled Ancient Monuments and Archaeology The Council will require development <u>in or</u> in the setting of Scheduled Ancient Monuments to protect their heritage national importance and significance.
MM170	116	CD5 B	The Council will require <u>support</u> applications for development <u>within Archaeological Priority Areas, and for major development outside Archaeological Priority Areas to make</u> <u>subject to</u> proportionate provision for the assessment, and evaluation, and protection of archaeology on the site, including; <u>field evaluation where appropriate consistent with the significance of the archaeological asset. Permission will be granted where the archaeological potential of the site is appropriately addressed.</u> <ol style="list-style-type: none"> 1. Desk based assessments and, where necessary, field evaluation for major developments proposed in Archaeological Priority Areas. 2. Desk based archaeological assessments and, where necessary, field evaluation for small developments within Archaeological Priority Areas and major developments outside of Archaeological Priority Areas unless pre-application advice has been obtained from the Greater London Archaeological Advisory Service that this is not necessary, taking into account the impact of the proposed development and including proportionate mitigation measures, and, where

Ref	Page	Policy/ Paragraph	Modification
			appropriate taking opportunities better to reveal or reinterpret archaeological remains and discoveries for the local community.
MM171	116	CD5 C (new)	<u>Where appropriate, opportunities should be taken to better reveal or interpret archaeological remains and discoveries for the local community.</u>
MM172	116	4.42	Archaeological remains constitute some of the most important surviving evidence of the Borough's past, but they are a finite and fragile resource. Such remains (and their settings <u>where they make a positive contribution to significance</u>) should not be harmed, directly or indirectly, without clear justification taking into account the significance of the remains and the need for the <u>public benefit of</u> development, to ensure the Borough's past <u>heritage asset</u> is not needlessly lost.
MM173	117	4.43	The Borough contains two Scheduled Ancient Monuments: the Brick Kiln in Walmer Road and Kensington Palace, which are designated heritage assets. Any changes to <u>these Scheduled Monuments</u> are controlled by a separate consent system, administered by Historic England, but development <u>within a Scheduled Monument will require planning permission, and development close by to them</u> may affect its setting.
MM174	117	4.45A	<u>Following assessment or evaluation a site may be identified as having low or no archaeological potential, in which case no further action will be required. Where archaeological potential is identified responses may include refusal of the scheme, adjustments to the site layout or foundation design to mitigate the effects of the development, or excavation and preservation by record. Advice will be taken from the Greater London Archaeological Advisory Service in regard to the need for archaeological assessment or evaluation of sites and any necessary mitigations which may be identified as a result.</u>
MM175	117	CD6 A	<u>Registered Parks and Gardens of special historic interest</u> Development in or in the setting of Registered Parks and Gardens should preserve their heritage significance or setting .
MM176	117	CD6 B	To ensure criterion A is delivered such development should take opportunities <u>where appropriate and evidenced, consistent with the significance of the designated heritage asset</u> to:

Ref	Page	Policy/ Paragraph	Modification
MM177	118	CD6 C	Developments within a Registered Park or Garden <u>of Special Historic Interest</u> should sustain <u>and enhance</u> the significance of the heritage asset and be carried out in a correct, scholarly manner informed by appropriate specialists.
MM178	118	4.47	..... As designated heritage assets, the Council needs to take account in planning decisions of the special historic interest of these parks and gardens or their settings, and how they may be affected by development. <u>Specialist input may be necessary to establish understanding of the significance of Registered Parks and Gardens in order to support informed decision making.</u>
MM179	112, before Policy CD3	New Policy (to insert before CD3)	<p><u>New Policy CDX: Heritage Assets</u></p> <p>A. <u>Applications for development which affect a designated heritage asset should be based on an informed understanding of the significance of the heritage asset, including any contribution made by its setting, which is sufficient to understand the potential impact of the development on that significance.</u></p> <p>B. <u>When determining applications affecting designated heritage assets, great weight will be given to the asset's conservation, and the more important the asset, the greater the weight will be.</u></p> <p>C. <u>Applications which make changes to designated heritage assets will be permitted if they preserve or enhance the significance of the asset.</u></p> <p>D. <u>Any harm to, or loss of, the significance of a designated heritage asset, including to its setting, will require clear and convincing justification. Substantial harm to or loss of designated heritage assets should be exceptional, or, for the assets of the highest significance, wholly exceptional. Justifications for substantial harm will be measured against the relevant tests set out in the National Planning Policy Framework. Where less than substantial harm would result, that harm will be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use.</u></p> <p>E. <u>Where development is proposed in the setting of a designated heritage asset:</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p>I) <u>The Council will look for opportunities to enhance or better reveal the significance of the designated heritage asset.</u></p> <p>II) <u>Where the setting of the designated heritage asset makes a positive contribution to its significance, development which affects that setting will be permitted if it preserves or enhances the significance of the designated heritage asset.</u></p> <p>III) <u>Where the setting is neutral or harmful to the significance of the designated heritage asset, development proposals will be expected to make the effect no worse while opportunities should be taken better to reveal that significance.</u></p> <p><u>F. Applications for development which directly or indirectly affect a non-designated heritage asset will be determined by taking into account its significance and the scale of any harm or loss caused.</u></p>
MM180	112, before Policy CD3	New supporting text	<p><u>Historic buildings and places, many of which are designated heritage assets, form a valuable and valued aspect of life in the Borough. They are also a finite, and sometimes vulnerable environmental resource, protected in various strands of legislation. There is therefore a public interest in ensuring they receive protection from harmful or unconsidered change, and that this protection is proportionate to their importance.</u></p> <p><u>Protection of heritage can appear complicated, due to the build-up of legislation over many years. This has resulted in parallel but slightly different approaches to different kinds of heritage. For instance, listed buildings are designated for their special architectural or historical interest, and planning law requires that when considering whether to grant planning permission, the Council has special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses. Conservation areas are also designated for their special architectural or historic interest, but in making decisions the Council's legal duty is to pay special attention to the desirability of preserving or enhancing the character or appearance of that area. Other heritage assets have other criteria for their designation and management. Each heritage asset type is covered by policies [CD3 – CD6] below in order to address their characteristics and requirements.</u></p> <p><u>Policy CDX makes clear to applicants the overarching approach to decision making for development which affects heritage assets. Where designated heritage assets are affected by development proposals,</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p><u>great weight will be given to their conservation and harm to their significance avoided where possible. If, exceptionally, harm to significance cannot be avoided, it must be justified. Opportunities will also be taken to enhance the significance of heritage assets.</u></p> <p><u>Significance is derived from the archaeological, architectural, artistic or historic value of a heritage asset, may derive from its setting, and may also include cultural values or associations. Taking steps properly to understand the significance of a heritage asset by applicants and the Council is therefore crucial in making informed decisions. In seeking to preserve or where possible enhance significance, Policy CDX is also responding to the Council's statutory duties.</u></p> <p><u>The National Planning Policy Framework identifies setting as, "The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral." Planning law also recognises the potential contribution of setting to the interest of listed buildings. Development in the setting of a listed building, conservation area or other heritage asset can affect significance through visual changes or creating new or different patterns of use and activity.</u></p> <p><u>The Council does not maintain a local list but there are many unlisted buildings in the Borough of architectural quality or historic interest. Many are in conservation areas, and contribute positively to their character and appearance, but there are also some which sit outside conservation areas but still of some interest. Potential archaeological remains also may be identified during site assessment and may be of a level of significance which requires further consideration in decision making. Assets such as these may be treated as non-designated heritage assets in determining planning applications and having regard to the scale of any harm or loss and their significance.</u></p>
MM181	124	Figure 4.4	Replace Figure 4.4 as shown in the section preceding MMs to appendices towards the end of this document.

Ref	Page	Policy/ Paragraph	Modification
MM182	119	CD7 E	E. Introducing new buildings which are tall relative to their context should be done with careful consideration of the impact they may have in the surrounding townscape. Buildings that are tall in their context should contribute to enhancing the character and legibility of the local area.
MM183	119	CD7 F	Assessment criteria F. The Council will expect tall buildings to be of exemplary design quality. This includes: 1. Requiring any homes and other accommodation provided to be of the highest quality, including any external amenity space. 2. Requiring tall buildings to be well integrated, at street level, with surrounding buildings and the street scene. 3. To use materials that are robust, fitting in their context and that ensure the safety of residents and occupants.
MM184	120	4.50	4.50 The Borough's past approach has been to consider a building that is 1.5 times the general height of its context to be a tall building. This has been long been established and has been effective in ensuring that proposals are assessed proportionally to their impact. Whilst a building that is marginally taller than its context can have a significant impact especially in areas of very consistent townscape, Policies CD1 and CD2 set out the requirements to ensure development is appropriate in their setting.
MM185	121	4.51	..... As described in the Character Study, a range of building typologies exist as well as building heights. <u>Although a building that is marginally taller than its context can have a significant impact in areas of very consistent townscape, Policies CD1 and CD2 set out the requirements to ensure development is appropriate in its setting.</u>
MM186	121	4.52	Therefore, whether a building can be considered tall depends on the average building heights around it, as well as the level of consistency in the character and built form. The local definition of a tall building in the Borough is made of two specific thresholds, both based on <u>the average building heights in the existing context, as well as the level of consistency in the character and built form.</u> existing context applies to different parts of the Borough, and. These thresholds.....

Ref	Page	Policy/ Paragraph	Modification
MM187	123	4.58a	<u>Where a tall building is proposed outside of the identified suitable locations, it would not be in conformity with Policy CD7 and with London Plan Policy D9, which sets out the role tall buildings can have as part of the plan led approach and is therefore not acceptable in principle.</u>
MM188	123	4.58b	<u>It should also be noted that the King Henry's Mound to St Paul's Cathedral linear view crosses the southern part of the Borough as indicated in figure 4.5, which places further constraints to building heights in the area as designated in the LVMF.</u>
MM189	125	Before 4.59	Assessment criteria Design
MM190	128	CD14 B	Resist d <u>Development which interrupts, should not disrupts or detracts from strategic and local vistas, views, and gaps and the skyline. In addition to the strategic linear view from King Henry VIII's Mound in Richmond Park to St Paul's Cathedral, the Borough also has specifically protected views, as identified in Figure 4.5.</u>
MM191	129	4.77	It is important that the impact of development on views within the townscape, including in and around conservation areas, as well as of landmarks defining points of townscape interest is taken into account. <u>Local strategic views have been identified as shown in Figure 4.5, in addition to the designated strategic linear view from King Henry VIII's Mound in Richmond Park to St Paul's Cathedral St Paul's to King Henry's Mound in Richmond Park, identified in the London Plan, in keeping with Policy HC3 of the London Plan.</u> , the Borough also has specifically recognised views that are important to protect. These are shown in Figure 4.5 below.
MM192	131	CD15 A	All development <u>proposals</u> must <u>demonstrate that they</u> achieve the highest standards of fire safety.
MM193	131	CD15 C	Tall buildings of 5 30 m or more (measured from the ground level to the floor level of the topmost storey) must have a Qualitative Design Review (QDR) panel report submitted with the planning application.
MM194	131	CD15 E	The forthcoming London Plan Guidance on Fire Safety should be followed for all developments.

Ref	Page	Policy/ Paragraph	Modification
MM195	131	4.78	....As a result, we have had a number of policy changes in recent years. This includes the requirement for adequate means of escape for buildings. <u>Any recommendations relevant to planning from Phase 2 of the Grenfell Tower Inquiry will also be taken into account.</u>
MM196	131	4.79	Currently residential buildings (with two or more dwellings/educational accommodation) over 18 m in height measured from ground level to the floor level of the top most storey or higher than six storeys, are categorised as ‘relevant buildings’ and developers are required to submit a fire statement with their planning application. Please see national guidance on Fire Safety and high rise residential buildings²³ for <u>the definition of a relevant building and how the height of a relevant building is measured is set out in the Government guidance on Fire safety and high rise residential buildings (from 1 August 2021)²⁴.</u>
MM197	131	4.80	.... Approval by the BSR is required in this first ‘Gateway’ for the development to be able to move to the Second <u>Gateway (Construction).</u>
MM198	132	4.81	For tall buildings, the Fire Strategy as required under the Building Control Regime will be developed by the applicant through a QDR process as described in BS 9991 and BS 7974. Policy CD15 requires a QDR to be submitted with applications proposing buildings of <u>530</u> m or more. For these applications.....
MM199	132	4.82	London Plan Policy D12(A) sets out the aim that all development proposals must achieve the highest standards of fire safety. To demonstrate development proposals have achieved the highest standards of fire safety, applicants should submit a Planning Fire Safety Strategy (PFSS) with their application. It is important to note that a PFSS <u>which is a high level fire safety document as set out in Policy D12</u> is not the same as a Fire Strategy submitted with a building control application, instead it is a high level fire safety document as set out in Policy D12(A) guidance. <u>Policy D12 B sets out what a PFSS should contain including at 2. “the means of escape for all building users: suitably designed stair cores, escape for building users who are disabled or require level access, and associated evacuation strategy</u>

²³ ~~<https://www.gov.uk/guidance/fire-safety-and-high-rise-residential-buildings-from-1-august-2021>~~

²⁴ <https://www.gov.uk/guidance/fire-safety-and-high-rise-residential-buildings-from-1-august-2021>

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			<u>approach.” The Council will use a planning condition to ensure that relevant parts of the PFSS such as those relating to physical interventions are adhered to.</u>									
MM200	132	4.82A (new para)	<u>It is important fire safety is addressed throughout the lifetime of the development and that buildings are robustly designed to enable flexibility in the future use of buildings without compromising fire safety. In any change of use consideration of fire safety will be subject to this policy. Where the change of use is permitted development, fire safety is normally subject to consideration under the prior approval process.</u>									
MM201	132	4.85A (new para)	<u>Any consideration of fire safety should be undertaken in a sensitive way given the profound impact on the Borough’s communities of the Grenfell Tower tragedy</u>									
MM202	134	5.5	<table border="1"> <thead> <tr> <th><u>Type of centre</u></th> <th><u>Role</u></th> <th><u>Centre</u></th> </tr> </thead> <tbody> <tr> <td><u>International Centre</u></td> <td><u>Globally-renowned retail and leisure destinations, providing a broad range of higher-order comparison and specialist shopping, interspersed with internationally-recognised leisure, culture, heritage and tourist destinations</u></td> <td><u>Knightsbridge</u></td> </tr> <tr> <td><u>Major Centres</u></td> <td><u>Generally have a borough-wide catchment, containing retail, leisure and service floorspace with a relatively high proportion</u></td> <td> <ul style="list-style-type: none"> • <u>Kings Road (East)</u> • <u>Kensington High Street</u> </td> </tr> </tbody> </table>	<u>Type of centre</u>	<u>Role</u>	<u>Centre</u>	<u>International Centre</u>	<u>Globally-renowned retail and leisure destinations, providing a broad range of higher-order comparison and specialist shopping, interspersed with internationally-recognised leisure, culture, heritage and tourist destinations</u>	<u>Knightsbridge</u>	<u>Major Centres</u>	<u>Generally have a borough-wide catchment, containing retail, leisure and service floorspace with a relatively high proportion</u>	<ul style="list-style-type: none"> • <u>Kings Road (East)</u> • <u>Kensington High Street</u>
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Ref	Page	Policy/ Paragraph	Modification
			<p><u>of comparison goods. They may also have significant employment, leisure, service and civic functions.</u></p> <p><u>District Centres</u></p> <p><u>Providing convenience goods and services, and social infrastructure for more local communities. May have a developed a specialist shopping function.</u></p> <ul style="list-style-type: none"> • <u>South Kensington</u> • <u>Kings Road (West)</u> • <u>Notting Hill Gate</u> • <u>Fulham Road (Fulham Road (West) in the London Plan)</u> • <u>Brompton Cross (Fulham Road (East) in the London Plan)</u> • <u>Earl's Court Road</u> • <u>Portobello Road</u> • <u>Westbourne Grove</u>
MM203	135	5.6 (table)	Neighbourhood Centres <u>which serve a localised catchment mostly for convenience and other services.</u>
MM204	136	5.7	The detailed boundaries of all our centres, <u>including the primary and secondary retail frontages of the Higher Order Town Centres,</u> are set out on the <u>Policies Local Plan Proposals Map, Appendix 6</u> and on the digital map on the planning pages of the Council's website.
MM205	137	TC1 B	Only if suitable sites cannot be found within designated centres, will the Council consider edge of centre locations or if no edge of centre <u>locations</u> are available, out of centre locations.

Ref	Page	Policy/ Paragraph	Modification
MM206	138	TC1 G	The Council will support the establishment of new <u>Neighbourhood town</u> Centres in the Kensal Canalside and Earl's Court and West Kensington -Opportunity Areas
MM207	139	5.19	The <u>An area is considered to have a</u> retail deficiency <u>if it is one which lies more than</u> beyond 400 m <u>from a designated town centre.</u>
MM208	141	TC2(A)	Require the scale and nature of development to relate to the size, role and function of that town centre, to reflect the position of the centre within the town centre network and to assist in the implementation of <u>achieving the strategy vision</u> for that centre;
MM209	141	TC2(B)	Require a range of shop unit sizes in major new retail development. and to resist the amalgamation of shop units where the retention of the existing units contributes to achieving the vision for the centre.
MM210	142	5.25	To this end the Council has worked with those who use or run businesses in our centres to develop a series of future visions or strategies to shape their future evolution.
MM211	145	5.39	The policy threshold set out in part E E relates to all of these specified uses and not to each use alone
MM212	151	TC8 C	encourage the expansion, upgrading and diversification of existing hotels where: 1. This will assist in maintaining the vitality of a town centre 1. this will not result in the loss of any permanent residential accommodation; and 2. there will be no unacceptable harm to the amenity or to the residential character of an area
MM213	152	5.72	The upgrading or diversification of the facilities offered by existing hotels can have considerable benefits to the nature of the Borough's stock of visitor accommodation. It can keep the Borough's hotel offer relevant and, when located within, or adjoining a centre, can ensure that the vitality of that town centres is supported. Often refurbishment will not require planning permission, but where it does it is essential

Ref	Page	Policy/ Paragraph	Modification
			<p>that it is not at the expense of existing permanent residential units or of the living conditions of those living nearby.</p> <p><u>If the Borough's hotel offer is to continue to attract visitors and remain relevant in a rapidly changing sector it must be allowed to evolve and adapt. This may include, for example, a hotel upgrading its rooms, providing meeting and workspaces, offering a spa or expanding its restaurant. These improvements can also help support the wider economy and when located within, or adjoining, a centre, ensure that the vitality of that town centre is enhanced. Often these changes will not need planning permission. Where they do the Council will be supportive as long as they are not at the expense of existing permanent residential units or of the living conditions of those living nearby</u></p>
MM214	155	6.2: bullet 5	<u>A small business economy with</u> 69 per cent individual offices less than 100 sq m in size, and 90 per cent employ less than 10 people.
MM215	155	6.2 New bullet	<u>A need for 9,000 sq m of industrial and storage and distribution floorspace to 2043.</u>
MM216	157	BC1. New criterion B	<p><u>Protecting quality of office space</u></p> <p><u>B) Where planning permission is required, proposals must maintain the quality of the office floorspace.</u></p>
MM217	157	BC1 F	F. New large scale offices outside of existing town centres will be subject to an impact assessment.
MM218	157	BC1 G	<p>Industrial and Warehouse <u>storage and distribution</u> uses</p> <p>G. Where planning permission is required, protect:</p> <p>2. Storage and distribution uses unless to an office Class E(c) or light industrial Class (E(g)) use and</p>
MM219	158	BC1 J	In the Kensal, Lots Road and those part of the Freston/Latimer Road Employment Zone which lie south of the Westway, support the creation of residential floorspace where it is shown to bring <u>results in</u> a significant uplift in both the quantity and the quality of the business uses on site.

Ref	Page	Policy/ Paragraph	Modification
MM220	158	BC1 L	All development within the Employment Zones must comply with the agent of change principle <u>and be designed to ensure that established commercial uses remain viable and can continue or grow without additional restrictions being placed upon them.</u>
MM221	160	Heading above 6.9	<u>Protecting the quality of the Borough's office floorspace</u>
MM222	161	6.11	The Council will, therefore, direct new large-scale offices (1,000 sq m + GEA) to town centres, to edge of centres sites, to other accessible areas <u>and to the Opportunity Areas and the Employment Zones.</u> An accessible location is one with a Public Transport Accessibility Level (PTAL) score of 4 or greater. <u>A map showing the current PTAL ratings is included in Chapter 8 Streets and Transport.</u> This will allow new offices to support the continued viability of the town centres and ensure that as many people as possible can reach these areas by public transport, or by foot or bicycle. It will also support the vitality of our Employment Zones, the main concentrations of commercial uses outside of our larger town centres. Large scale offices may be appropriate in other areas, in particular the Employment Zones, where shown to meet the requirements of the sequential test and where this is supported by proportionate improvements to walking, cycling and public transport connectivity and capacity. Outside of our larger town centres it is the Employment Zones that are the main concentrations of commercial uses, and centres of economic activity
MM223	161	6.14 Heading	Industrial and warehouse <u>storage and distribution</u> uses.
MM224	161	6.14	The Council's Employment Land Study, October 2021 has considered the future need for industrial floorspace over the lifetime of the plan. It has identified a modest additional need of 9,000 sq m. <u>Whilst we recognise that the development economics of the Borough means that new industrial floorspace is very unlikely to come forward, Policies E4 and E7 of the London Plan are relevant. These state that proposals for mixed-use or residential development on an industrial/ storage and distribution sites should only be supported where there is no reasonable prospect of the site being used for the industrial or related purpose or the industrial or related use is being provided as part of a mixed-use intensification. The London Plan is clear that this is not relevant where the site has been allocated in the Local Plan. Given the differential in value between commercial and residential uses across much of the Borough and</u>

Ref	Page	Policy/ Paragraph	Modification
			the lack of opportunities for new business floorspace, Therefore, the most appropriate approach is to the Council will protect those industrial uses that we do have and to encourage the provision or intensification of industrial uses when they come forward. This may include within our Employment Zones.....
MM225	162	6.17	The Borough contains a small number of storage and distribution uses. Whilst these are not of a scale that serve a strategic function they <u>are valued as they</u> provide a particular service used by both residents and by the small businesses scattered across the Borough. As with industrial premises, this dwindling sector is under pressure from changes of use to higher value uses. Whilst loss to an office or light industrial use may see a change of function it will ensure that the important business function is retained.
MM226	162	6.18	Where an applicant can demonstrate that there are no strong economic reasons to retain a warehouse use, the loss to a non-business use may be appropriate. However, the Council will have regard to the length of time that the warehouse has been in operation and must be satisfied that the warehouse use is established. Where this is not the case, the Council will have regard to the contribution that the previous use had in meeting the ambitions of the Local Plan.
MM227	162	6.19	The Borough's Employment Zones continue to evolve from being concentrations of industrial, warehousing <u>storage and distribution</u> and office uses to highly dynamic employment areas so popular with the creative industries. If these areas are to There is a need for warehousing, <u>storage and distribution uses</u> , for micro-offices for start-up businesses, the premises suitable for the larger well-established businesses, and for everything in between.....
MM228	163	6.24	..... This floorspace must be at least of equal quality as that which currently exists. <u>This increase will normally be measured in terms of a gross internal area (GIA), although there may be circumstances where other measurements may be appropriate.</u>
MM229	164	BC3 A	A. The Opportunity Areas 1. Earl's Court Opportunity Area – A minimum of 10 per cent of the E(g) business floorspace on the site to be affordable workspace, with an upper limit subject to an assessment of need. This affordable

Ref	Page	Policy/ Paragraph	Modification
			<p>workspace must be provided at a capped rate of at least 50 per cent less than the prevailing market rate for comparable premises in perpetuity.</p> <p>2. Kensal Canalside Opportunity Area – A minimum of 500 sq m of affordable workspace, or a minimum of 10 per cent of any E(g) business floorspace provided on the Opportunity Area, if more than 5,000 sq m of E(g) floorspace is provided. This must be affordable workspace, This must be provided at a capped rate of at least 50 per cent less than the prevailing market rate for a period of at least 20 years.</p>
MM230	164	BC3 B	<p>B. For all other sites, new developments that provide an uplift of more than 5,000 sq m (GIA) of Class E(g) business floorspace must provide affordable workspace, equating to a minimum of 10 per cent of the additional employment floorspace (GIA).</p> <p>1. For development in CIL charging zones F and H shown in Figure 6.3, this affordable workspace must be provided at a capped rate of at least 50 per cent less than the prevailing market rate for comparable premises for a period of at least 20 years;</p> <p>2. For development in all other locations this affordable workspace must be provided at a capped rate of at least 50 per cent less than the prevailing market rate for comparable premises in perpetuity.</p>
MM231	167	7.2	<p>The Local Plan must ensure that we have the right social infrastructure in the right places, both now and in the future. Properly done, this will allow us to build upon our walkable communities' or to make sure that everyone has access to the facilities they need. This will depend on the nature of the use, so while it may be fine to drive to a hospital, nowhere in the Borough should be more than a short walk from a GP surgery.</p>
MM232	169	SI1 B	<p>.....except where the proposal results in a shared or communal residential/social and community entrance. <u>Policies GB16, HO3 and relevant site allocations set out instances where social and community uses will be proactively sought by the Council.</u></p>
MM233	170	7.4	<p>For the purposes of Policy SI1, social and community uses are grouped into seven <u>nine</u> broad categories and are defined as follows:</p>

Ref	Page	Policy/ Paragraph	Modification
			<ul style="list-style-type: none"> • (new bullet before cultural uses) Open spaces, as set out in Policy GB16 B – metropolitan open land, public open space, private communal open space and local green spaces that are designated in a neighbourhood plan or other development plan document. • (new bullet before other valued uses) Bespoke premises for voluntary sector, including (but not restricted to) tenants and residents’ associations, social enterprises, charities and community organisations. • Other ‘valued use’. These include (but are not restricted to) uses such as launderettes, public houses, pharmacies, post offices, petrol filling stations, libraries, community centres and meeting rooms; and places of worship and bespoke premises for the voluntary sector.
MM234	174	8.8	To ensure the public function of the road network is fulfilled, roads are ‘adopted’ by the local authority. This ensures that they are built to proper standards, <u>well lit</u> , and maintained for the expected levels of different types of traffic and pedestrians. Designing streets so that they appear as a continuation of the surrounding streetscape also contributes to protecting the character of the Borough, ensuring a level of uniformity and so aiding, to an extent, social cohesion. <u>The Council expects new walking routes through development areas to be dedicated as highway so that they can be enjoyed by the public by right.</u>
MM235	174	T3 E (new 5)	<u>5. the ground conditions, during and after the event;</u>
MM236	175	8.12	..... In January 2022 the Council adopted a Council policy to support al fresco dining on streets and public spaces. <u>This Council policy, given effect through the pavement licensing regime, supports outdoor hospitality uses that provide safe and secure passage for pedestrians, and respects residential amenity, by ensuring that they are proportionate in scale to their context.</u> Applicants should have regard to the Council’s published guidance on Supporting al fresco dining in Kensington and Chelsea.
MM237	177	T4 C	Public Art Arts and Culture All major development must contribute to delivering new arts and culture in line with the Council’s Culture Plan that is of high quality. This may either be on-site or where such on-site provision is not appropriate, through planning contributions towards delivering the Council’s Culture Plan, <u>subject to the S106 tests being met.</u>

Ref	Page	Policy/ Paragraph	Modification
MM238	179	8.23	Development that generates a high number of new trips must be located in areas that have good public transport accessibility and where public transport has the capacity to accommodate the new demand. Public Transport Accessibility Level (PTAL) 4 is recognised as a ‘good’ level of accessibility by Transport for London (TfL) and is the threshold at which the London Plan requires car free development for Inner London Boroughs. The Council’s aim is
MM239	181	8.29	The Council is committed to creating a borough-wide network of cycle routes to enable more people to cycle. A plan of existing, approved, and future potential cycle routes is included in Figure 8.1 below. <u>Existing cycle routes will be audited and improved over the lifetime of the plan. Opportunities to provide advanced stop lines at junctions on borough roads will be explored.</u> The Council will engage with Transport for London in respect of any proposals for strategic cycle routes on the strategic Transport for London Road Network.
MM240	182	Figure 8.1	Insert the below map Replace Figure 8.1 as shown in the section preceding MMs to appendices towards the end of this document.
MM241	185	T8 B	Require it to be demonstrated that <u>following mitigation</u> , development will not adversely result in any material increase in traffic congestion or on street parking pressure.
MM242	187	T9 F	Where developments cannot provide onsite servicing space or coach parking, applicants must demonstrate that proposal can function satisfactorily without giving rise to adverse effects on traffic congestion, <u>emergency vehicle access</u> , pedestrian safety,
MM243	187	T9 G	Proposals for restaurants or take-aways, requiring planning permission, must be supported by a Delivery Management Plan to explain how any food delivery service would operate and to demonstrate that there would be no resultant impact upon the function of the highway <u>or the amenity of residents</u> .
MM244	191, 192, 194,	All Place vision maps	Add a label under each place vision map stating the following: <u>“This diagram is for illustrative purposes only.”</u>

Ref	Page	Policy/ Paragraph	Modification
	197, 200, 201, 203, 205, 207, 209, 210, 212, 214, 218, 219 and 221		This relates to the Figures 9.1-9.18.
MM245	N/A	Chapters 9 and 10	Move Chapters 9 and 10 so they become Chapters 2 and 3 of the Plan. Reorder chapters and paragraph numbering throughout the Plan.
MM246	191	PLV1 - Kensal Canalside Opportunity Area	Prioritising affordable housing, and infrastructure delivery <u>and the provision of community facilities</u> the Council supports a high-density, environmentally sustainable and well-connected development that can be delivered through high-quality architecture that takes cues from the Borough's urban form, <u>heritage assets</u> and existing typologies and townscape, public realm and open space, whilst appropriately managing and mitigating the effects of climate change, pollution, water and waste.
MM247	191	PLV1 - Kensal Canalside Opportunity Area	Kensal Canalside Opportunity Area will have been transformed from a former gasworks and railway depot into a thriving, well-connected mixed and inclusive community. as per the Kensal Canalside Opportunity Area SPD

Ref	Page	Policy/ Paragraph	Modification
MM248	193	PLV2 – Earl's Court Opportunity Area (B)	A significant cultural facility <u>where culture of world-class quality and reputation</u> renew will restore a distinctive identity to the area and attract a variety of uses to make Earl's Court a vibrant destination, which will in turn enhance the wider neighbourhood including the Earl's Court Road District Centre
MM249	193	PLV3 A	The Council is co-designing <u>with the community</u> a vision for the Lancaster West Estate – and a separate exercise for the ward as a whole - to become an eco neighbourhood that provides a model for the rest of the Borough, London and the UK as a whole.
MM250	197	PLV4	<u>The land under the raised A40 (Westway) is owned by Transport for London. However, most of this land is leased to the Westway Trust, an organisation set up in partnership with the Council, with the remit to manage the space to improve the lives of the local community</u> manages the majority of the space underneath the raised A40 (Westway). which is owned by Transport for London. The land is used for a variety of commercial, industrial, retail, sports and community uses, as well as a vintage clothing market. These uses could be augmented and consolidated to provide further space for innovation, community and employment uses.
MM251	198	9.37	The three Employment Zones combined with the land underneath the Westway and the new commercial space in the Earl's Court and Kensal Canalside Opportunity Areas form a 'spine' of creative activities and employment opportunities. The Council is seeking accreditation from the GLA to designate this spine as one of London's Creative Enterprise Zones (CEZs). CEZs are zones where artists and creative businesses can find permanent affordable space to work; are supported to start up and grow; and where local people are helped to learn creative sector skills and access pathways to employment. Residents who are unemployed and/or claiming benefits are concentrated in the north and parts of the south west of the Borough, while those with no qualifications and/or occupied in lower paid occupations are particularly concentrated in the north of the Borough. These are the same areas that are home to the Borough's three Employment Zones, all of which have many creative and cultural businesses. The CEZ would provide a focus to link these communities with these sectors, providing important local employment opportunities and affordable workspace for local people.

Ref	Page	Policy/ Paragraph	Modification
MM252	199	PLV5	A vibrant employment area where land is optimised to create opportunities for innovative small and medium sized businesses. <u>New development will support the creative and civil society workspace through delivery of office space, studio space, production and rehearsal space, workshop and maker space and flexible community space.</u> Delivering in line with the Kensal Canalside Employment Workspace Strategy.
MM253	205	PLV8	The High Street <u>is a vibrant town centre, surrounded by quiet residential streets. capitalise upon its traditional role as. It will remain the civic heart of the Royal Borough, a place to work, to shop, and a place where both residents and visitors can come to enjoy a vibrant evening economy and world class cultural attractions.</u> New development will support this rich mix of uses improve and enhance the area's range of shops and uses that provide a rich eclectic mix as well as providing some of the new homes needed in the area. New development will add to the vibrancy of the area but will successfully coexist with those who live in the centre and its hinterland. with the and residential space at upper levels. Cultural destinations will be supported and enhanced and the evening economy will be supported.
MM254	206	9.57	Kensington High Street benefits from being a Business Improvement District (BID), an area in which the local businesses have voted to invest together to improve the environment of their local area. <u>Public realm improvements should be brought forward in partnership with the BID. These might include the creation of a new public space between the Odeon Cinema and the Design Museum.</u>
MM255	206	9.58(1)	Support of more regular and seasonal events and markets such as Phillimore Walk farmers market and events outside of the Town Hall, as part of the Council's emerging Cultural Placemaking Strategy.
MM256	207	PLV9	<u>The Portobello and Golborne Road Market will continue to be a vibrant and distinctive street market serving the day-to-day needs of local residents and attracting visitors from across the world. The area will maintain a rich variety of commercial, business and services uses as well as small independent shops offering 'something different', including art, antiques and collectibles. This includes renowned antiques arcades and the vintage and flea markets of Portobello Road and Golborne Road. Improvements to market infrastructure will be supported, as will public realm improvements that are delivered in a cohesive and holistic approach with the community.</u>

Ref	Page	Policy/ Paragraph	Modification
MM257	207	9.59	..... There are significant African -Caribbean, Spanish, Portuguese, Moroccan, Somali, West Indian and East Asian communities in the area. The centre has a very extensive primary frontage and most of the units are owned by independents (only 25 per cent are multiples). <u>The Portobello and Golborne Market</u> is one of the most visited attractions
MM258	210	PLV11	South Kensington will <u>continue to thrive with its multiple roles as a maintain two distinct identities: a world class cultural destination, an education hub and as a residential neighbourhood of distinction. based around the South Kensington Strategic Cultural Area, and the district centre, continuing to provide valued local facilities and services. A balance will have been struck to reconcile the sometimes conflicting needs of these functions. The centre will act as a gateway to the South Kensington Strategic Cultural Area, a</u> The centre must be able to thrive to maintain its character and function as a mixed, vibrant place with an international reputation in its own right. This will not be at the expense of its long established role as and also as an area which serves a central London residential community. This is both in term of the services the centre provides and the need to ensure that the amenity of those who live nearby is respected. Public realm improvements will boost the area's connectivity and attractiveness.
MM259	211	9.64	South Kensington town centre has been identified within the London Plan as having a night-time economy of "international or national" significance
MM260	217	PLV15	Brompton Cross will maintain its function as a high-quality specialist boutique retail centre with 'international appeal' . Improvements to walking routes and signage between South Kensington cultural core will serve to encourage visitors, the evening economy and highlight its unique retail offer.
MM261	229/2 30	SA1 10.8	..... Precise locations for tall buildings will be the subject of detailed masterplanning work and an assessment of impact in line with Policy D9 (C and D) of the London Plan, the need to take into account site constraints and other factors such as legibility, sunlight and daylight <u>and the effects on the historic environment</u> . Heights are indicated from the ground level to the top of the building and approximate number of storeys are given as an indication but the actual number of storeys will depend on the floor to ceiling heights. <u>31 storeys is given as an approximate figure as this will vary based on the actual floor to ceiling heights within the maximum height of 98m when a scheme comes forward.</u>

Ref	Page	Policy/ Paragraph	Modification
MM262	231	10.8A	<p>New paragraph after paragraph 10.8:</p> <p><u>The new bridge over the railway, linking the northern and southern land parcels shall be funded by all development within the KCOA as a part of any planning application and associated legal agreements. The bridge shall be delivered prior to the completion of the development of the southern parcel of land (land to the south of the railway line) as specified in the associated legal agreement and phasing plan for any planning permission.</u></p> <p><u>Policy SA1 sets out requirements for site specific infrastructure and planning contributions. The phasing of the site and delivery of infrastructure for each phase will be determined through a forthcoming planning application. The principle of a comprehensive approach to the development and infrastructure of the whole site allocation will be essential as set out in Policy CD1 and supporting text paragraph 4.12.</u></p>
MM263	229	Site Information Table – Planning Constraints	<p>Kensal Green Cemetery is a <u>Conservation Area</u>, a <u>Grade I Registered Park and Garden of Special Historic Interest</u> and contains <u>several Grade I and II* listed buildings as well as a large number of listed grave monuments at Grades II and II*</u>. It is also included on <u>Historic England’s Heritage at Risk Register across the range of designated heritage assets</u>. Kensal House and Day Nursery are listed Grade II*.</p> <p>Views from the cemetery to the development will be particularly sensitive.</p>
MM264	230	SA1 A	<p><u>Through a design led approach</u> the site will deliver a high-quality, <u>optimised</u>, mixed-use development to include:</p>
MM265	230	SA1 B	<p>A minimum of <u>Around 3,500 or more</u> new homes (C3).</p>
MM266	230	SA1 C	<p>A minimum of <u>Around 12,000 sq m or more of non-residential floorspace (in addition to the relocated supermarket), including workspace, community, and local shopping facilities commensurate with the site’s Neighbourhood Centre designation</u> commercial floor space of which 5,000 sq m is <u>office, research and development or light industrial</u>, as part of a new Neighbourhood Centre.</p>
MM267	230	SA1 D	<p>The provision of affordable workspace at to the quantum of either: 500 sq m or 10 per cent of the commercial floor space E(g), whichever the greater, to be located within the Neighbourhood Centre. <u>This</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<u>affordable workspace must be provided at a capped rate of 50 per cent less than the prevailing market rate for a period of 20 years.</u>
MM268	231	SA1E	The relocation and re-provision of the existing Sainsbury's supermarket.
MM269	231	SA1	New Criterion under land use: <u>The provision of public open space of a scale commensurate to the needs of the development.</u>
MM270	231	SA1 I	Tall buildings and the site wide building heights strategy must not exceed the parameters set out in in Figure 10.1. Where tall buildings are deemed appropriate, they must not exceed 98 m from the ground level to the top of the building or approximately 31 storeys (Figure 10.1 – Area C) and 48 m from the ground level to the top of the building or approximately 16 storeys (Figure 10.1 - Area B).
MM271	231	SA1 K	New or improved infrastructure, including a new pedestrian and cycle bridge over the railway, safeguarded land (included access land) for a 232 potential future Elizabeth Line station, a new pedestrian and cycle bridge over the canal, remodelling of the Ladbroke Grove junction, and new streets that connect the allocation area into its surrounding context and other public transport links
MM272	231	SA1	New Criterion under principles: <u>The long-term safeguarding of an Elizabeth Line Station. Where a short-term or 'meanwhile' use is proposed this should make a positive contribution to and be integrated within the wider development.</u>
MM273	232	SA1 N	The improvement and relocation <u>within the Opportunity Area</u> of facilities currently provided by Canalside House and the Boathouse Centre if relocation is required to achieve comprehensive redevelopment along the canalside and Ladbroke Grove. <u>Any new location should be in an equally accessible location within the wider development.</u>
MM274	232	SA1 Q	A suitable setting for the <u>relevant designated heritage assets and opportunities taken to secure the repair or recovery of designated heritage assets which have been identified as at risk.</u>

Ref	Page	Policy/ Paragraph	Modification
MM275	232	SA1 S	Social and community facilities (including health, education and police) depending on the population change. <u>Delivery on site, or financial contributions towards social and community facilities (including health and education) to address increases in demand resulting from the anticipated population change</u>
MM276	232	SA1 T	<u>The provision of on-site affordable housing consistent with Policy HO3 and the vision for the area in PLV1</u>
MM277	233	SA1 V	<u>The provision of on site pPublic realm and public spaces (to include recreational public space) and improvements to Little Wormwood Scrubs and Kensal Green Cemetery (subject to access through the cemetery and a linking bridge over the canal).</u>
MM278	233	SA1 W	Improved transport infrastructure including better bus links, improvements to bus service capacity, improved bus facilities, enhancements and step free access to Ladbroke Grove underground station, and new roads a new junction to Barlby Road, a road connection towards Scrubs Lane, and improvements to the junctions with on Ladbroke Grove including with Canal Way, Kensal Road and Barlby Road and east-west connections to the south.
MM279	233	SA1 Y	<u>A net zero carbon development in line with Policy GB4 including on-site renewable energy sources to serve the new development and form part of a wider development in the future.</u>
MM280	236	SA2: Site Information Table – Planning Constraints	<ul style="list-style-type: none"> <u>Existing public transport infrastructure including bus stops should be retained and enhanced.</u>
MM281	236	SA2: Site Information Table – Planning Constraints	<ul style="list-style-type: none"> A Flood Risk Assessment should be submitted to support any future planning application as <u>the site is over one hectare and is partially located in Flood Zones 2 and 3. This assessment should take into account the new climate change allowances and requirements, especially for surface water flooding. New development needs to address surface water to reduce the peak flow into the combined sewer network such that surface water discharge into the network is restricted to be to greenfield run-off rates in line with the requirements of Policy GB12.</u>

Ref	Page	Policy/ Paragraph	Modification
MM282	236	10.9A	<p>Insert new paragraph to make explicit within the supporting text the mechanism or relationship between individual phases of development and the provision of site wide infrastructure after Site Information Table and before paragraph 10.10:</p> <p><u>Policy SA2 sets out requirements for site specific infrastructure and planning contributions. The phasing of the site and delivery of infrastructure for each phase will be determined through a forthcoming planning application.</u></p>
MM283	239	10.10	<p>Precise locations <u>and heights</u> for tall buildings will be the subject of <u>a full and proper testing process through detailed masterplanning work taking into account those parts of the site within the London Borough of Hammersmith and Fulham</u>, and an assessment of impact in line with Policy D9 (C and D) of the London Plan, the need to take into account site constraints and other factors such as legibility, sunlight and daylight.</p>
MM284	237	Fig. 10.2	<p>Figure 10.2 Earl's Court - Maximum <u>Appropriate</u> height parameters</p>
MM285	237	SA2 A	<p>Through a design-led approach, the The site will deliver <u>an optimised</u> residential-led mixed use development, providing:</p>
MM286	237	SA2 B	<p>A minimum of <u>Around 1,050 or more (C3) new</u> homes within the Borough.</p>
MM287	237	SA2 C	<p>A minimum of <u>Around 40,000 sq m or more of non-residential floorspace</u>, of which a minimum 20,000 sq m should be <u>Class E(g) office, research and development or light industrial</u> for offices or research and development as per Class E(g).</p>
MM288	238	SA2	<p>New criterion under 'Land use':</p> <p>10 per cent of the E(g) business floorspace on the site to be affordable workspace. This affordable workspace must be provided at a capped rate of 50 per cent less than the prevailing market rate for comparable premises in perpetuity.</p>

Ref	Page	Policy/ Paragraph	Modification
MM289	238	SA2 D	<u>The provision of a facility or facilities of a commensurate scale and quality to enable the creation and delivery of cultural activity of international quality.</u> A significant world-class cultural facility to retain Earl's Court's long-standing brand as an important cultural destination.
MM290	238	SA2 E	Retail and other uses within Class E <u>as part of a new Neighbourhood Centre</u> , sufficient to serve the day-to-day needs of the new development and supplement existing facilities in the immediate area without harming the vitality and viability of other town centres in the Borough .
MM291	238	SA2 I	A new public park <u>measuring around 2 ha to accord with the London Plan size guideline for Local Parks and Open Spaces²⁵</u> to provide a focal point for the development to meet the needs of those who will visit, work, and live in the new development.
MM292	238	SA2 (new)	New Criterion before 'K' under 'Principles': <u>Development to evolve within a cohesive design framework which is integral to the development of the wider area including the western site outside of the Borough.</u>
MM293	238	SA2 L	<u>The principal</u> A world-renowned cultural <u>facility use</u> and its associated activities and facilities define the character of the place.
MM294	238	SA2 N	Tall buildings are only appropriate in Areas <u>A, and B and C</u> as set out in Figure 10.2, <u>with the appropriate height parameters for tall buildings being:</u> and must not exceed the following maximum height parameters: <ol style="list-style-type: none"> 1. Area A: <u>up to 41 m AOD to 64 m AOD</u> 2. Area B: <u>up to 41 m AOD to 64 m AOD 72 m AOD</u> 3. Area C: <u>up to 72 m AOD</u>

²⁵ Mayor of London, [London Plan 2021](#), March 2021, page 320 Table 8.1 – Public open space categorisation

Ref	Page	Policy/ Paragraph	Modification
MM295	239	SA2 O	New criterion 6: <u>6. Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>
MM296	239	SA2 O	New criterion 7: <u>7. Development should not have an adverse impact on the existing townscape including buildings or vistas of significance within the London Borough of Hammersmith and Fulham.</u>
MM297	239	SA2 R	A comprehensive approach to mitigating the impact of the development upon the environment that makes this site an exemplar of sustainability in London and that is applicable throughout the whole life-cycle of the development, <u>achieving net zero carbon in line with Policy GB4. Residential and office development will be car free (except blue badge) and all other parking will be minimised.</u>
MM298	239	SA2 (new)	New criterion after R: <u>The provision of on-site affordable housing consistent with Policy HO3.</u>
MM299	239	SA2 (new)	New criterion: <u>A site-specific Flood Risk Assessment considering all sources of potential flooding will be required to support any planning application for the site.</u>
MM300	239	SA2 W	The overall water infrastructure need (including potable water demand and sewerage capacity) will be informed by an Integrated Water Management Strategy. Surface water runoff rates to be restricted <u>to be in line with the requirements of Policy GB12 to equivalent greenfield rates.</u>
MM301	240	SA2 X	Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.
MM302	242	SA3 E	Provision of car parking and open amenity space.

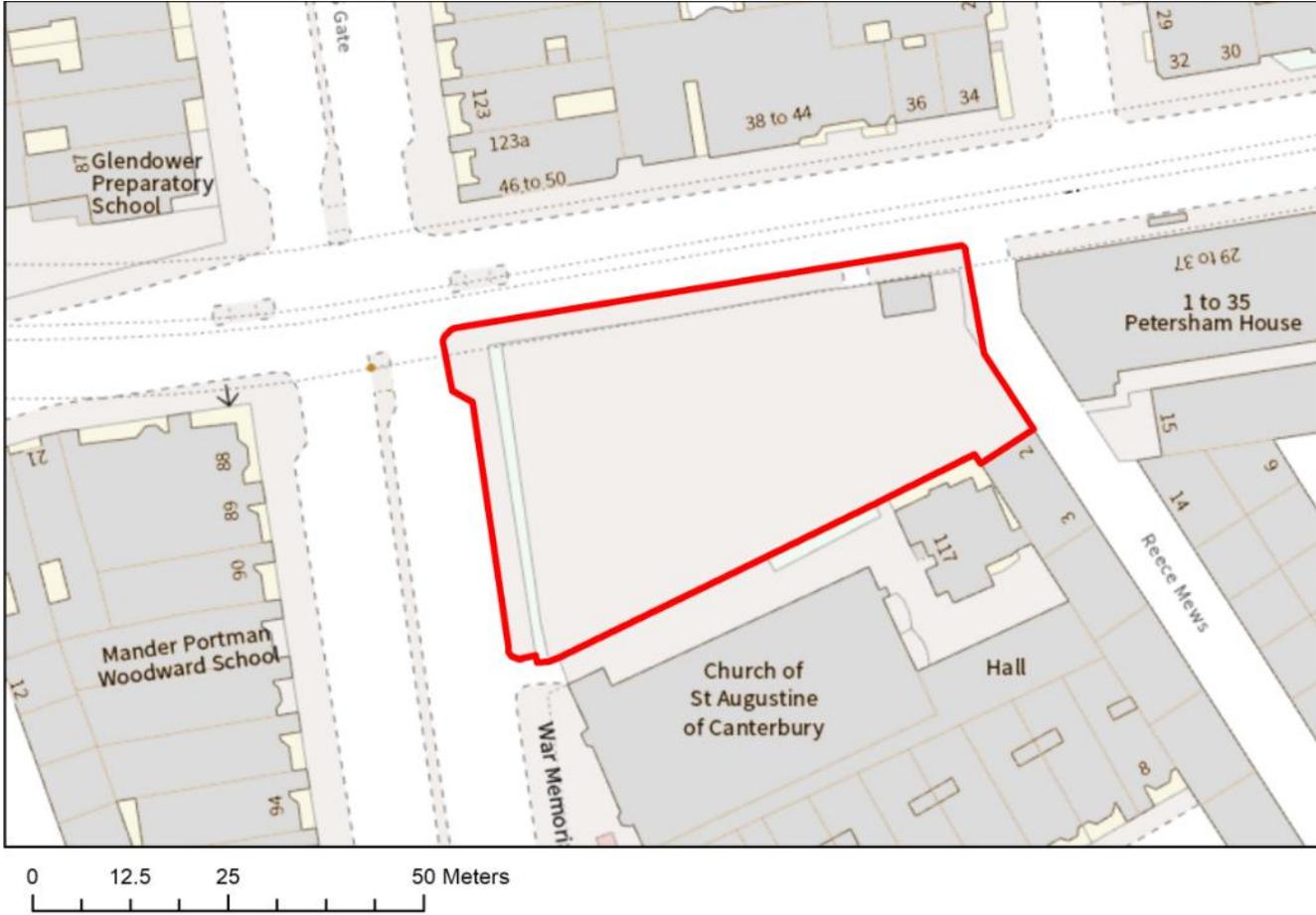
Ref	Page	Policy/ Paragraph	Modification
MM303	249	SA5 C	<u>High quality P</u> public open space, including adventure playground
MM304	249	SA5 D	An integrated community, where current tenants who want to remain at the Wornington Green Estate will be guaranteed a new home <u>at a similar rent</u> on the new development and the vast majority of residents should only have to move once
MM305	248	SA5x (new criterion after D)	SA5 x The Site lies within the Flood Zone 1. <u>A Flood Risk Assessment should be submitted to support any future planning application as the site is larger than one hectare.</u>
MM306	249	SA5 New criterion after G	<u>A tree protection and new planting scheme which where possible retains existing trees and identifies planting of new trees.</u>
MM307	251	SA6 Site Information Box: Planning Constraints	An undeveloped buffer of at least 10m incorporating intertidal terracing will be required from the statutory flood defence line, to allow access for future flood defence raising, maintenance and betterment in line with the Thames Estuary 2100 Plan/Thames River Basin Management Plan. <u>The submitted Flood Risk Assessment will also need to demonstrate that any tidal flood defences along the Chelsea Creek can be raised in line with the TE2100 plan as required by Policy GB11 of this Local Plan and Policy SI 12 of the London Plan and that the design life of the flood defence is commensurate to the lifetime of the development. A 16-metre buffer should be provided from the outer edge of these flood defences (including any buried elements such as any tie rods or anchor blocks).</u>
MM308	251	SA6 Site Information Box: Site Area	0.50 ha (land within RBKC, as shown on map) Total <u>development</u> site area including <u>land</u> 0.71 ha within LBHF: <u>0.71</u> .24 ha

Ref	Page	Policy/ Paragraph	Modification
MM309	251	SA6 Site Information Box: Planning Constraints	The site lies within Flood Zones 2 and 3. An Exception test and a Flood Risk Assessment should be submitted to support any future planning application. The assessments should take into account the new climate change allowances and requirements, especially for surface water flooding. New development needs to address surface water to reduce the peak flow into the combined sewer network such that surface water discharge into the network is restricted <u>to be to greenfield run-off rates in line with the requirements of Policy GB12.</u>
MM310	251	10.18	An auction house (sui generis or falling outside the Use Class Order) forms a significant part of the current employment-generating uses on site. It is a valuable use which fits with the character and dynamic of the Employment Zone. and its retention should be sought in any redevelopment of the site. Should the use be retained, the commercial floorspace required in the site allocation would be in addition to the auction house use.
MM311	252	SA6 A	The site will deliver a high-quality mixed-use development <u>that is employment led</u> , to include residential and employment floorspace.
MM312	252	SA6 B	<u>Around A minimum</u> of 100 new gross residential (C3) units.
MM313	252	SA6 C	<u>Around A minimum</u> of 65 gross affordable extra care units.
MM314	252	SA6 D	<u>Around A minimum</u> of 4,000 sq m (GIA) of commercial floorspace (Class E and B8) of which at least 3,000 sq m will be business floorspace (Class E(g) <u>office, research and development or light industrial or B8 storage or distribution</u>).
MM315	252	SA6 E	<u>Maximum b</u> Building heights should respond to the principles in the Lots Road South Design Brief SPD with maximum heights shall be within the range of 22 m to 34 m from ground level to the top of the building or 6 storeys to 10 storeys.
MM316	252	SA6 (new)	New criterion after criterion E:

Ref	Page	Policy/ Paragraph	Modification
			<u>The existing auction house use (sui generis) should be retained in addition to the floorspace specified in part D.</u>
MM317	252	SA6 (new)	New criterion under 'Principles': <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>
MM318	252	SA6 (new)	New criterion under 'Principles': <u>The development to comply with the agent of change principle given the location within an employment zone.</u>
MM319	255	SA7: Planning Constraints Box	<ul style="list-style-type: none"> A Flood Risk Assessment is not required to support any future planning application. However, the site should assess the new climate change allowances and requirements, especially for surface water flooding. New development needs to address surface water to reduce the peak flow into the combined sewer network such that surface water discharge into the network is restricted to <u>greenfield run-off rates to be in line with the requirements of Policy GB12.</u>
MM320	256	SA7 A	<u>The site will deliver a high-quality residential development with some social and community use. The development must be consistent with and sensitive to the original vision of the architect and be undertaken in a holistic manner which should not compete with the existing heritage assets.</u>
MM321	256	SA7 D	<u>Building heights within the range of 8 m to 50 m from ground level to the top of the building or 2 storeys to 14 storeys no higher than Block B of Trellick Tower, or 6 storeys, so as not to detract from the setting of Trellick Tower.</u>

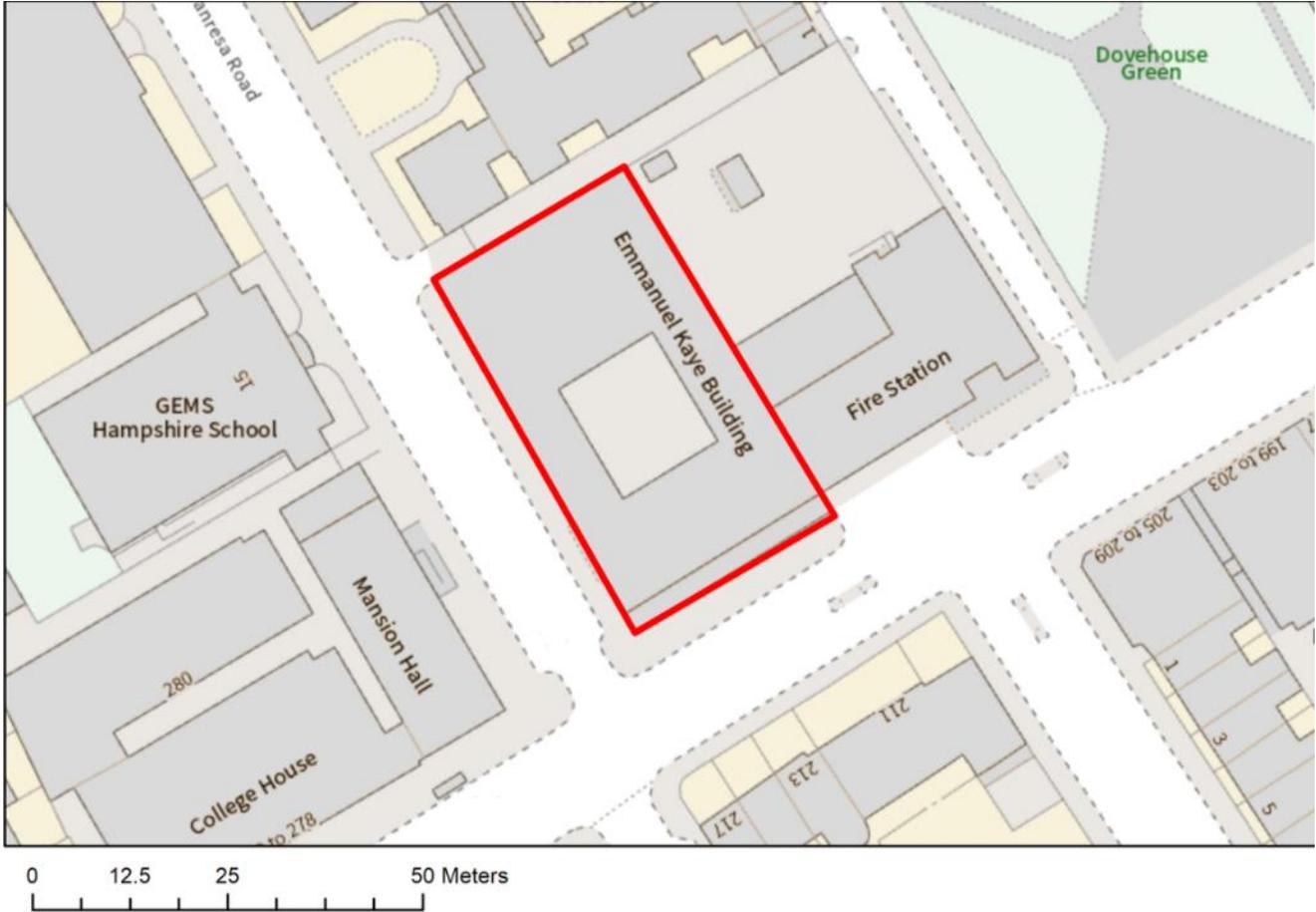
Ref	Page	Policy/ Paragraph	Modification
MM322	256	SA7 E	A suitable setting for the designated heritage assets including the Grade II* listed Trellick Tower <u>and Grade II listed Cheltenham Estate.</u>
MM323	256	SA7 F	Improvements to the public realm and open spaces around the site including improvements to the <u>historic fabric of Trellick Tower Building, its service areas and basements of Trellick building.</u>
MM324	259	SA8 B	A minimum of 50 <u>Around 60</u> (C3) residential units.
MM325	259	SA8 New criterion after E.	(new) <u>Development proposals to provide a suitable setting for relevant designated heritage assets and respect the strategic view from King Henry VIII's mound to St Paul's Cathedral that runs through the site.</u>
MM326	261	SA9: Planning Constraints Box	Add a new bullet point in regard to the flood risk constraints: <ul style="list-style-type: none"> • <u>The site lies within the North Kensington Critical Drainage Area. Any application must satisfy drainage requirements in line with Policy GB12, with a site-specific Flood Risk Assessment being required.</u>
MM327	262	SA9 New criterion after E.	(new) <u>The development to comply with the agent of change principle given the location within an employment zone.</u>
MM328	262	SA9 New criterion after F.	(new) <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>
MM329	265	SA10 C	High quality <u>residential and/or</u> office employment space, including large, flexible office floor plates that will meet diverse local occupier requirements.

Ref	Page	Policy/ Paragraph	Modification
MM330	265	SA10 New criterion after I.	(new) <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>
MM331	267	SA11: Planning Constraints Box	Amend the last bullet point: <ul style="list-style-type: none"> • <u>The site partially lies within Flood Risk Zone 2. Any application must satisfy drainage requirements in line with Policy GB12, and a site-specific Flood Risk Assessment is required.</u>
MM332	267	SA11 B	Retention of the existing office / business use floorspace. <u>Office or business floorspace at a quantum equal to or above the existing gross floorspace.</u>
MM333	267	SA11 New criterion after D.	(new) <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>
MM334	268	SA12: Site context and site information as per larger sites	<p><u>Site context</u></p> <p><u>The site sits on the corner of Harrington Road and Queen's Gate to the north and west and well connected by public transport. To the east, the site is directly adjacent to the South Kensington District Centre.</u></p> <p><u>The southern site boundary is bordered by the Grade II* listed Church of St Augustine, Grade II listed St Augustine's Vicarage and a terrace of mews (Reece Mews). Areas to the west and north of the site are mixed in character with residential, offices and education uses. The townscape of Queen's Gate is characterised by grand stuccoed terraces with prevailing building heights around the site of five and six storeys, the site now presents a gap in this otherwise uniform townscape.</u></p> <p><u>The site was previously occupied by a stuccoed terrace on Queen's Gate; fire damage in the late 1980s led to the building being demolished. The site is currently used as a temporary car park with access from Harrington Road adjacent to the entrance to Reece Mews.</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p><u>Site information</u></p>  <p>The map displays a site plan with a large rectangular area highlighted in red. The site is situated between several buildings and streets. To the north is a residential area with houses numbered 123, 123a, 46 to 50, 38 to 44, 36, and 34. To the west is Glendower Preparatory School. To the south is the Church of St Augustine of Canterbury and a Hall. To the east is Petersham House (1 to 35) and Reece Mews. A scale bar at the bottom indicates distances of 0, 12.5, 25, and 50 meters.</p>

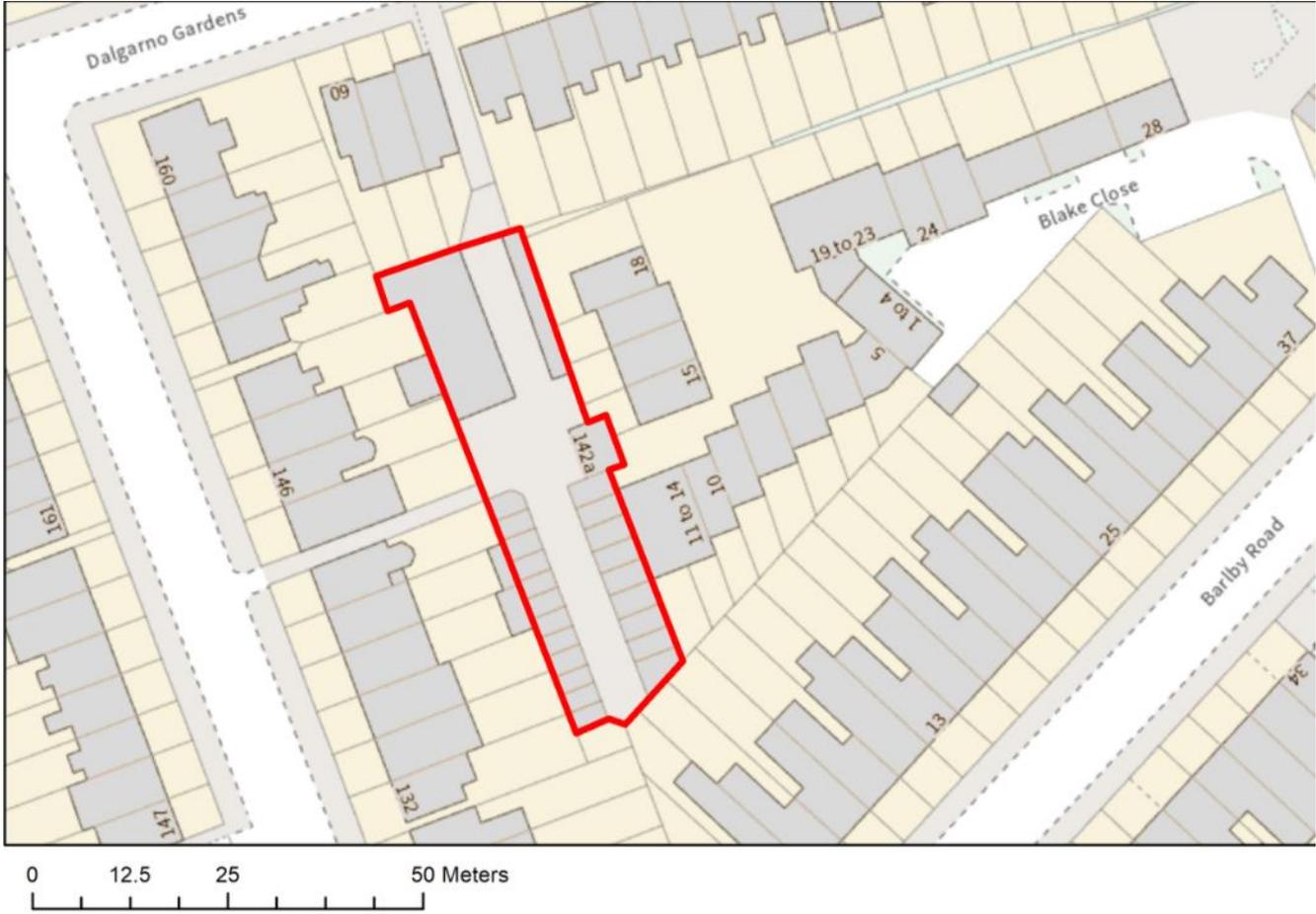
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MM335	268	Add Principles section and new criteria D-G.	<p><u>Principles</u></p> <p>D. <u>Active street frontages to Harrington Road.</u></p> <p>E. <u>An appropriate setting for the adjacent listed St Augustine’s Church.</u></p> <p>F. <u>Development that positively contributes to the character and appearance of the Queen’s Gate Conservation area.</u></p> <p>G. <u>Development of a scale and density that is appropriate to its surroundings.</u></p>
MM336	268	New criterion E following criterion D.	<p>H. <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u></p>
MM337	268	SA13: Site context and site information as per larger sites	<p><u>Site context</u></p> <p><u>The site is located on the corner of King’s Road and Manresa Road, between the King’s Road West District Town Centre and King’s Road East Major Town Centre. To the east, the site is bounded by the Chelsea Fire Station, to the north lies Henry Moore Court – a residential apartment block. Across the road on Manresa Road lies the Hampshire School Chelsea and Lightfoot Hall student accommodation.</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p data-bbox="674 331 898 363"><u>Site information</u></p>  <p data-bbox="674 1262 1189 1310">0 12.5 25 50 Meters</p>

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MM338	268	SA13 B	A minimum of 10 Commercial (Use class E(g)); and/or health and medical services (Class E(e); and/or (Class C3) residential units.																

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MM339	268	SA13 – Add new criterion E	<p>Principles</p> <p>E. <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u></p>
MM340	269	SA14: Site context and site information as per larger sites	<p><u>Site Context</u></p> <p><u>The site is located to the rear of a row of terraced houses on the junction of Highlever Road and Dalgarno Gardens. Irregular in shape and approximately 0.12 ha in size, the site has been used as a garage workshop and filling station since 1918. The site has two vehicular entrances, from Highlever Road and Dalgarno Road.</u></p>

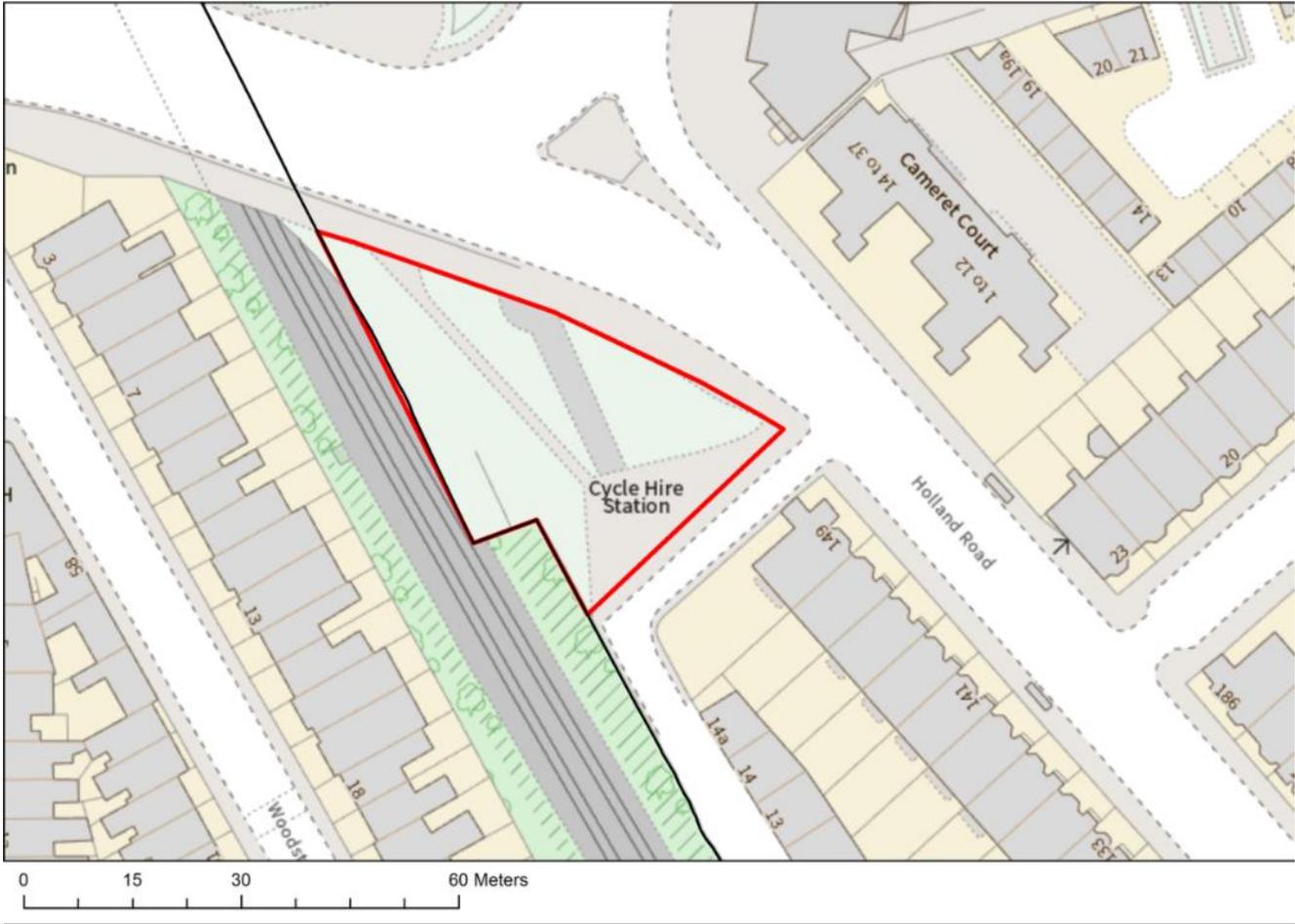
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MM341	270	SA15: Site context and site information as per larger sites	<p><u>Site Context</u></p> <p><u>The site is located in a northern part of a small urban block located between Sloane Avenue to the north and Lucan Place to the south. The site comprises a single storey retail store with three levels of private residential accommodation (comprising 12 units) situated above. The site is not listed and is outside a conservation area. The eastern part of the site lies within the Sloane Avenue Neighbourhood Town Centre.</u></p>																

Ref	Page	Policy/ Paragraph	Modification
			<p data-bbox="674 331 898 363"><u>Site information</u></p>  <p data-bbox="674 1262 1189 1316">0 12.5 25 50 Meters</p>

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MM342	270	SA15 A	A minimum of 20 <u>net</u> (Class C3) residential units.																
MM343	270	SA15, new criterion C	<u>Principles</u> (new) <u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u>																

Ref	Page	Policy/ Paragraph	Modification
MM344	270	SA16: Site context and site information as per larger sites	<p><u>Site Context</u></p> <p><u>The site lies to the south of the Holland Park Roundabout, is triangular in shape, approximately 0.015 ha. The site is currently open land.</u></p>

Ref	Page	Policy/ Paragraph	Modification
			<p data-bbox="674 331 900 363"><u>Site information</u></p>  <p>The map displays a residential area with a red-outlined site boundary. Key features include: <ul style="list-style-type: none"> Cycle Hire Station: A triangular area outlined in red, located near the center of the site. Cameret Court: A residential building complex to the north and east of the site, with units numbered 1 to 21. Holland Road: A road running east-west to the south of the site. Other Buildings: Various residential units are shown, including those numbered 13, 14, 14a, 18, 19, 20, and 21. Scale: A scale bar at the bottom indicates distances of 0, 15, 30, and 60 meters. </p>

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			<table border="1"> <tr> <td><u>Site Address</u></td> <td>The triangle site south to the Holland Park Roundabout</td> </tr> <tr> <td><u>Ward</u></td> <td><u>Holland</u></td> </tr> <tr> <td><u>Site Area</u></td> <td>0.02 ha</td> </tr> <tr> <td><u>Ownership</u></td> <td>Transport for London (TfL)</td> </tr> <tr> <td><u>Current uses</u></td> <td>Open land</td> </tr> <tr> <td><u>Relevant Planning History</u></td> <td><u>N/A</u></td> </tr> <tr> <td><u>Delivery</u></td> <td><u>Developable</u> <u>Years 6 to 10 – 30 homes</u></td> </tr> <tr> <td><u>Planning Constraints</u></td> <td> <ul style="list-style-type: none"> • <u>The site lies within the following: Archaeological Priority Area.</u> • <u>The site falls within Flood Zone 1 (low risk of flooding). However, it is within the Holland Park Critical Drainage Area.</u> </td> </tr> </table>	<u>Site Address</u>	The triangle site south to the Holland Park Roundabout	<u>Ward</u>	<u>Holland</u>	<u>Site Area</u>	0.02 ha	<u>Ownership</u>	Transport for London (TfL)	<u>Current uses</u>	Open land	<u>Relevant Planning History</u>	<u>N/A</u>	<u>Delivery</u>	<u>Developable</u> <u>Years 6 to 10 – 30 homes</u>	<u>Planning Constraints</u>	<ul style="list-style-type: none"> • <u>The site lies within the following: Archaeological Priority Area.</u> • <u>The site falls within Flood Zone 1 (low risk of flooding). However, it is within the Holland Park Critical Drainage Area.</u>
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M345	270	SA15 B	<p><u>Principles</u></p> <p><u>Where the development is in the setting of a designated heritage asset, following the requirements of Part E of policy CDX, the significance of the designated heritage asset should be preserved or opportunities taken better to reveal that significance.</u></p>																

Ref	Page	Modification
MM346		No MMs
MM347	275	<p>Agent of change</p> <p><u>Planning policies and decisions should ensure that new development can be integrated effectively with existing businesses and community facilities. Existing businesses and facilities should not have additional restrictions placed on them as a result of development permitted after they were established. Where the operation of an existing business or community facility could have a significant adverse effect on new development (including changes of use) in its vicinity, the applicant (or 'agent of change') should be required to provide suitable mitigation before the development has been completed. (NPPF, paragraph 187).</u></p>
MM348	275	<p><u>Archaeological interest:</u></p> <p><u>There will be archaeological interest in a heritage asset if it holds, or potentially holds, evidence of past human activity worthy of expert investigation at some point.</u></p>
MM349	275	<p><u>Archaeological Priority Area</u></p> <p><u>An area where there is significant known archaeological interest or potential for new discoveries.</u></p>
MM350	277	<p><u>Conservation (for heritage policies)</u></p> <p><u>The process of maintaining and managing change to a heritage asset in a way that sustains and, where appropriate, enhances its significance.</u></p>
MM351	277	<p><u>Conservation Area</u></p> <p><u>An area "of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance" (s69(1)(a) Planning (Listed Building and Conservation Areas) Act 1990)</u></p>
MM352	278	<p><u>Designated heritage asset</u></p> <p><u>A World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site, Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation.</u></p>

Ref	Page	Modification
MM353	278	<u>Energy Use Intensity (EUI)</u> , or metered energy use, is the total energy needed to run a building over a year (per square metre). It is a measure of the total energy consumption of the building (kWh/m2/yr).
MM354	279	<u>The Evening Economy</u> <u>Any economic activity which takes place in the evening, after 6 pm. This will include (but is not restricted to) the operation of restaurants, cafes, bars, pubs and clubs but also cultural uses such as cinemas, galleries and theatres. It can also include shops, hairdressers and other service uses. Many of these evening uses will be subject to controls through the Council as the relevant Licencing Authority.</u>
MM355	280	<u>Good Growth</u> <u>By “Good Growth” we mean growth that is socially and economically inclusive and environmentally sustainable. It means that we need to build new homes and workspaces and provide the services needed by a growing population, but development will not be allowed at any cost. We expect it to be of the highest quality and create successful, inclusive and sustainable places. It must benefit all of those who live here, be sensitive to local context and be environmentally sustainable and physically accessible.</u>
MM356	280	<u>Heritage asset</u> <u>A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. It includes designated heritage assets and assets identified by the local planning authority (including local listing).</u>
MM357	280	<u>Historic environment</u> <u>All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora.</u>
MM358	280	<u>Historic Fabric</u> <u>Original or added building or construction materials, features, and finishes that are deemed as historically or architecturally significant.</u>

Ref	Page	Modification
MM359	281	<p><u>Listed Building</u></p> <p><u>A building included on the list compiled or approved by the Secretary of State under S1(5) of the Planning (Listed Buildings and Conservation Areas) Act 1990 because of its special architectural or historic interest; and, for the purposes of the Act, any object of structure fixed to the building; and any object or structure within the curtilage of the building which, although not fixed to the building, forms part of the land and has done so since before 1st July 1948.</u></p>
MM360	283	<p><u>Non-designated heritage asset</u></p> <p><u>A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions because of its heritage interest, but not formally designated.</u></p>
MM361	283	<p><u>Open Space</u></p> <p><u>This includes “all open space of public value, including not just land, but also areas of water (such as rivers, canals, lakes and reservoirs) which offer important opportunities for sport and recreation and can act as a visual amenity” (NPPF 2021).</u></p>
MM362	284	<p><u>Registered Park or Garden</u></p> <p><u>A site included on the Register of Historic Parks and Gardens in England for its historic interest.</u></p>
MM363	284	<p><u>Relevant Street Frontage</u></p> <p>The units-<u>The row of commercial uses</u> between successive intersecting vehicular highways.</p>
MM364	285	<p><u>Scheduled Monument</u></p> <p><u>Any monument included in the schedule compiled and maintained by the Secretary of State in accordance with S1(11) of the Ancient Monuments and Archaeological Areas Act 1979 for its national importance.</u></p>
MM365	285	<p><u>Setting of a designated heritage asset</u></p> <p><u>The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of a setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral.</u></p>

Ref	Page	Modification
MM366	285	<p><u>Significance (for heritage policies)</u></p> <p><u>The value of a heritage asset to this and future generations because of its heritage interest. The interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset's physical presence, but also from its setting.</u></p>
MM367	285	<p><u>Source Protection Zones (SPZs)</u></p> <p><u>Source Protection Zones (SPZs) are defined around large and public potable groundwater abstraction sites. The purpose of SPZs is to provide additional protection to safeguard drinking water quality through constraining the proximity of an activity that may impact upon a drinking water abstraction.</u></p> <p>Source Protection Zones [Merged] - data.gov.uk</p>
MM368	285	<p><u>Space Heating Demand</u></p> <p><u>The space heating demand is the amount of heat energy needed to heat a home over a year and is expressed in kWh/m2/yr.</u></p>
MM369	285	<p><u>Specialist Older People's Housing</u></p> <p><u>Government guidance on housing for older and disabled people (paragraph 10) specifies the types of specialist older people's housing. This includes retirement living or sheltered housing, extra care housing or housing with care and residential care homes including homes suitable for people with dementia and nursing homes.</u></p>
MM370	286	<p><u>Trauma-informed practice</u></p> <p><u>An approach to health and care interventions which is grounded in the understanding that trauma exposure can impact an individual's neurological, biological, psychological and social development, that aims to empower individuals to re-establish control of their lives²⁶</u></p>

²⁶ Office for Health Improvement and Disparities, Guidance on working definition of trauma-informed practice, November 2022

Ref	Page	Modification
MM371	63	<p data-bbox="450 245 1906 312">A new map showing Green and Blue Corridors to be inserted after the para 2.124 (page 63). The map shows the following:</p> <ul data-bbox="495 331 1704 507" style="list-style-type: none"> <li data-bbox="495 331 831 360">• Green Corridor SINC <li data-bbox="495 363 712 392">• Other SINC <li data-bbox="495 395 1704 424">• Open spaces that contribute or have potential to contribute to the Green Corridor Network <li data-bbox="495 427 1346 456">• Blue Ribbon Network (River Thames and Grand Union Canal) <li data-bbox="495 459 1077 488">• Cross-boundary route of Green Corridors <p data-bbox="450 523 819 552">New Figure X to be inserted:</p>

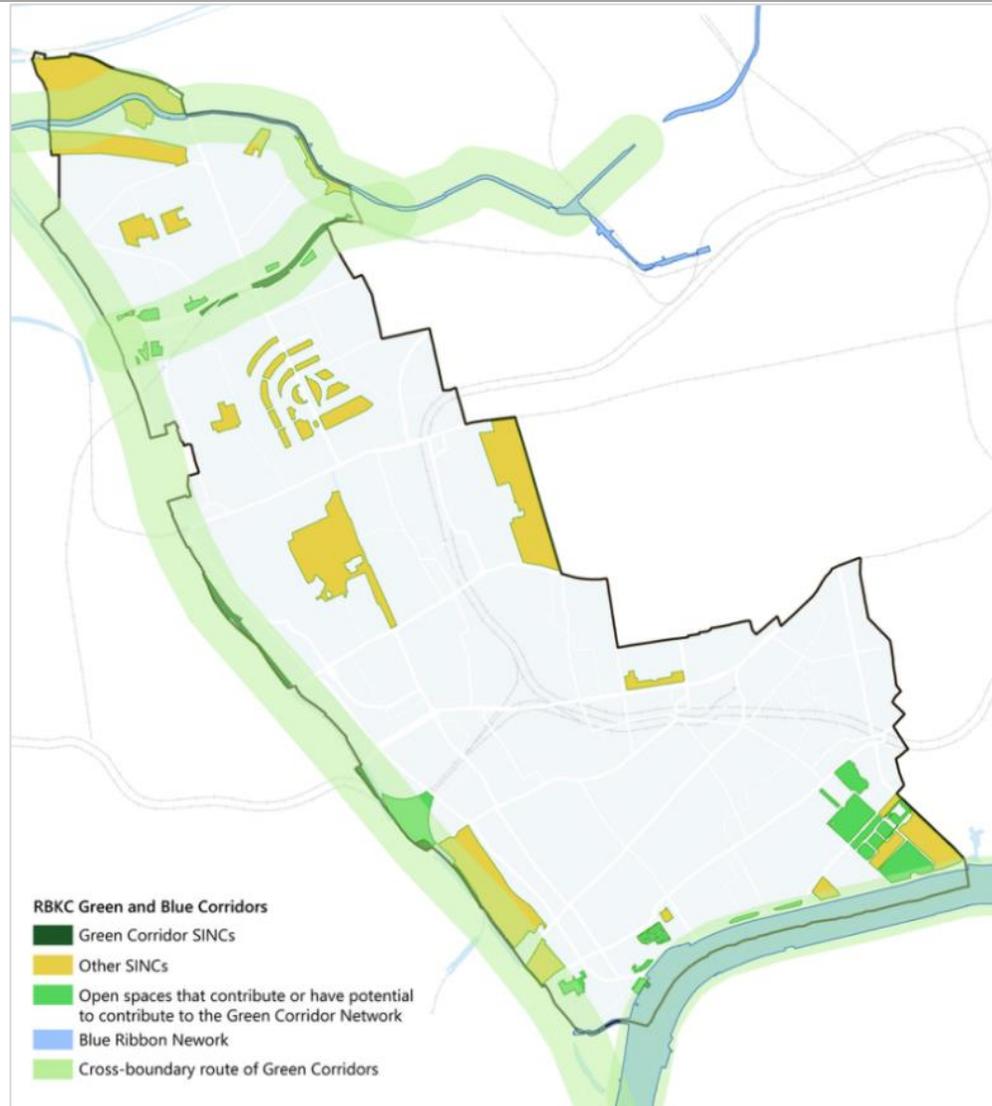
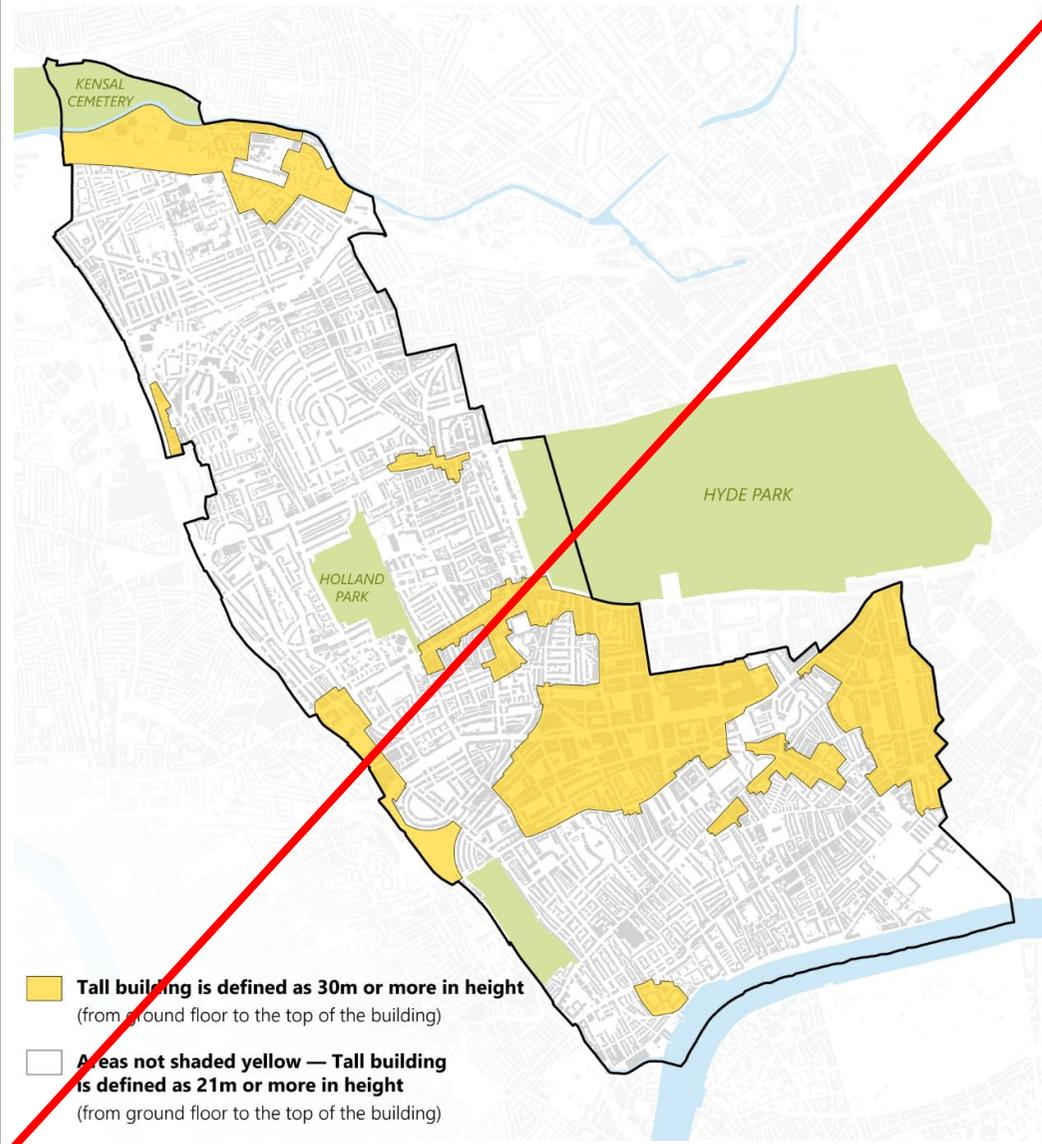


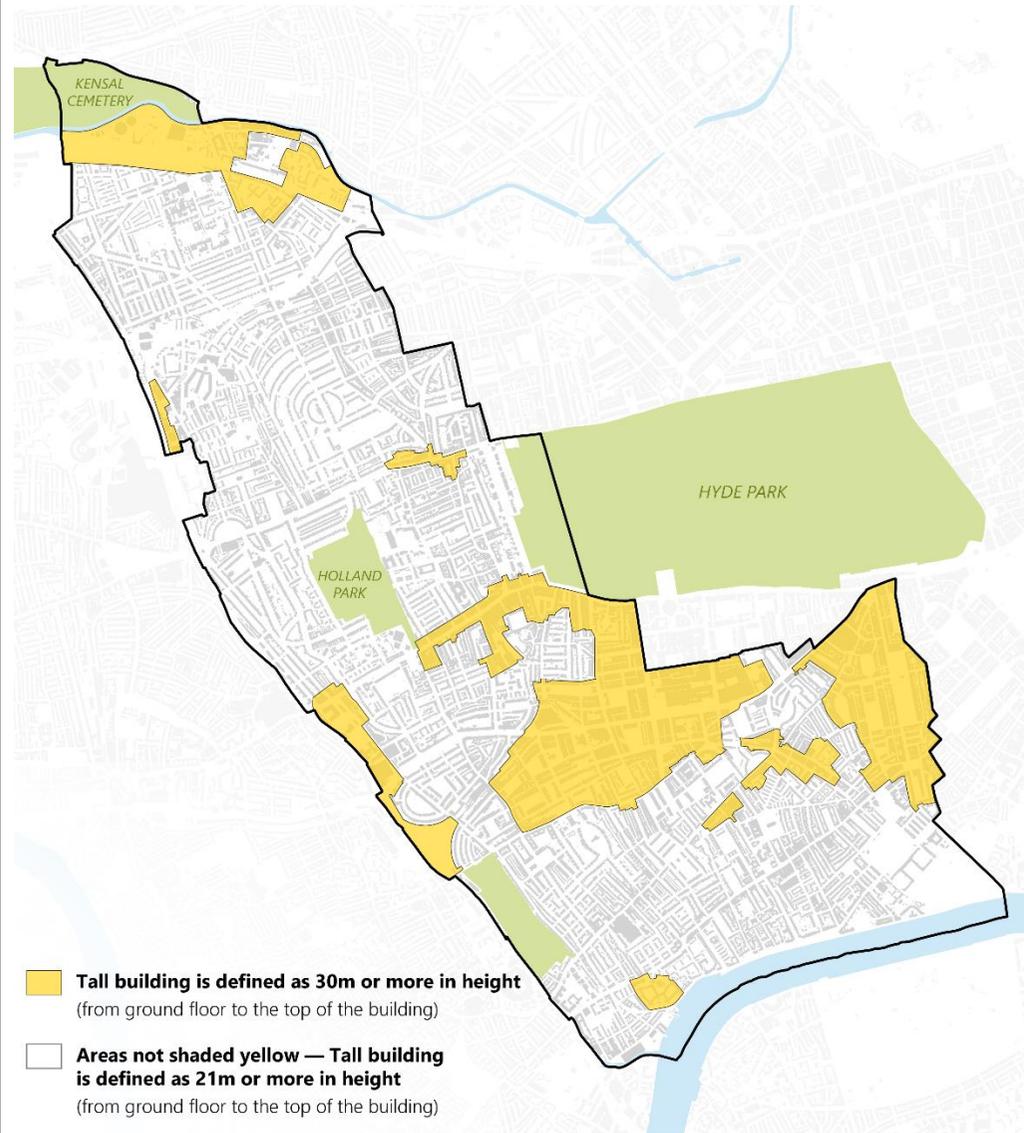
Figure X: Green and Blue Corridors

Ref	Page	Modification
MM372	122	<p>The following changes are made to Figure 4.3 (page 122):</p> <ul style="list-style-type: none">• Extend the area where tall buildings are defined as 30m or more in height to include the 344-350 Old Brompton Road Site within the SA2 Earl's Court Site Allocation.

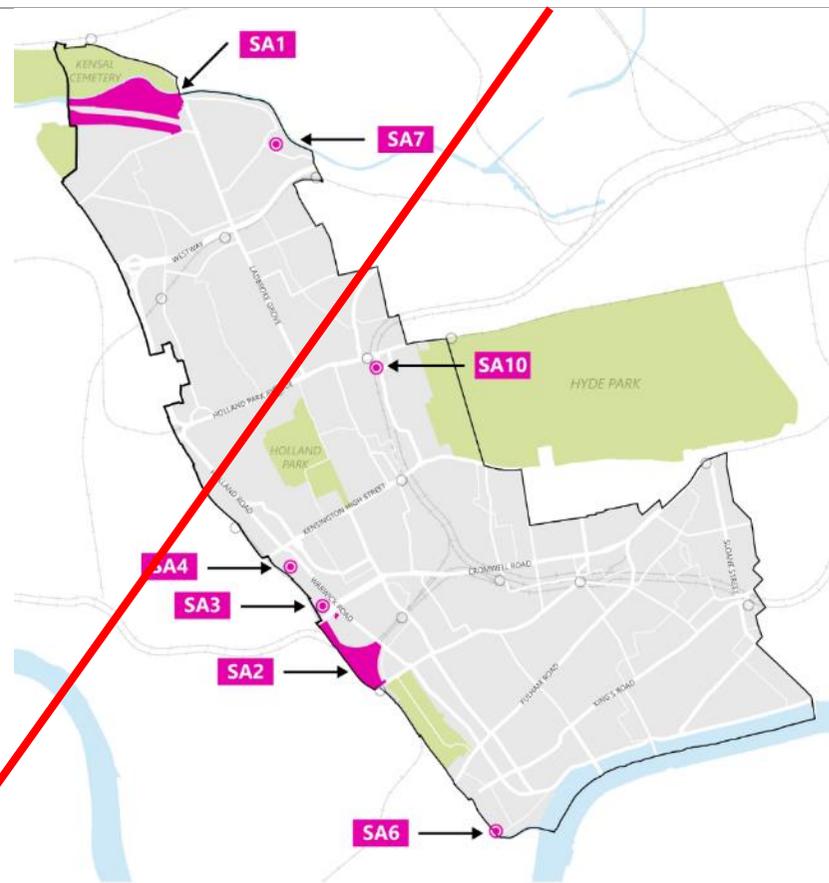
Figure 4.3 to be deleted:



Replacement Figure 4.3:



Ref	Page	Modification
MM373	124	<p>The following changes are made to Figure 4.4 (page 124):</p> <ul style="list-style-type: none"><li data-bbox="495 331 2011 400">• Deletion of SA7 Edenham Way Site Allocation from a list of suitable sites for tall buildings as the maximum height has been reduced to 6 storeys following the Inspector's proposed mods.

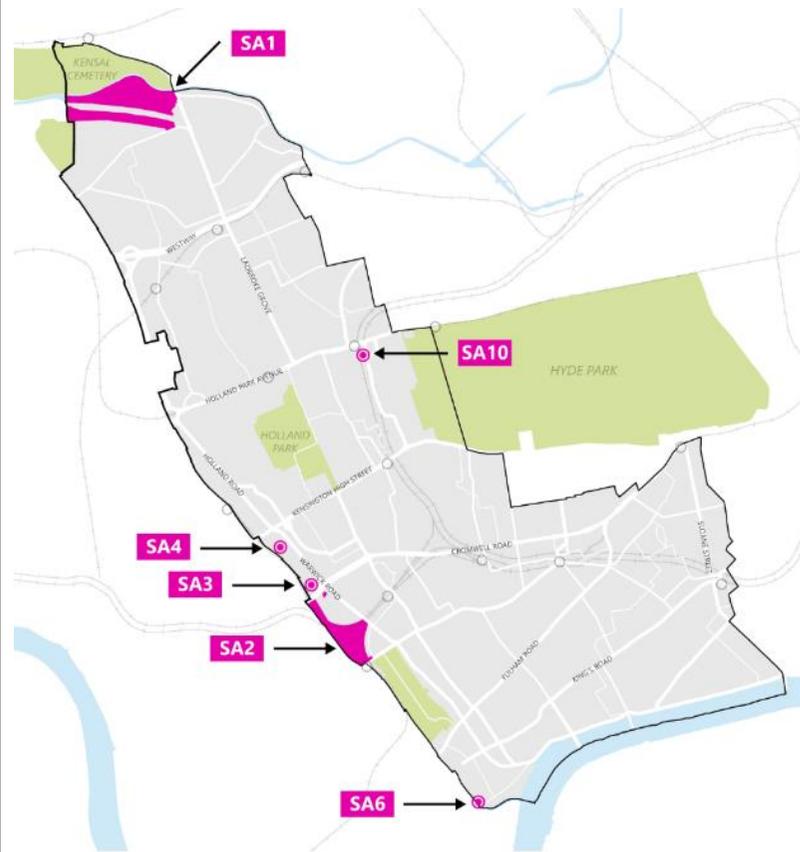


Suitable locations for tall buildings: maximum heights

- SA1** Kensal Canalside — 111 m AOD / 31 storeys
- SA2** Earl's Court Exhibition Centre — 24-72 m AOD / 3-20 storeys
- SA3** 100/100A West Cromwell Road — 116 m AOD / 29 storeys
- SA4** Former Territorial Army Site, 245 Warwick Road — 41 m / 10 storeys
- SA6** Lots Road South — 22-34 m / 6-10 storeys
- SA7** Edenham Way — 8-50 m / 2-14 storeys
- SA10** Newcombe House — 72 m / 18 storeys

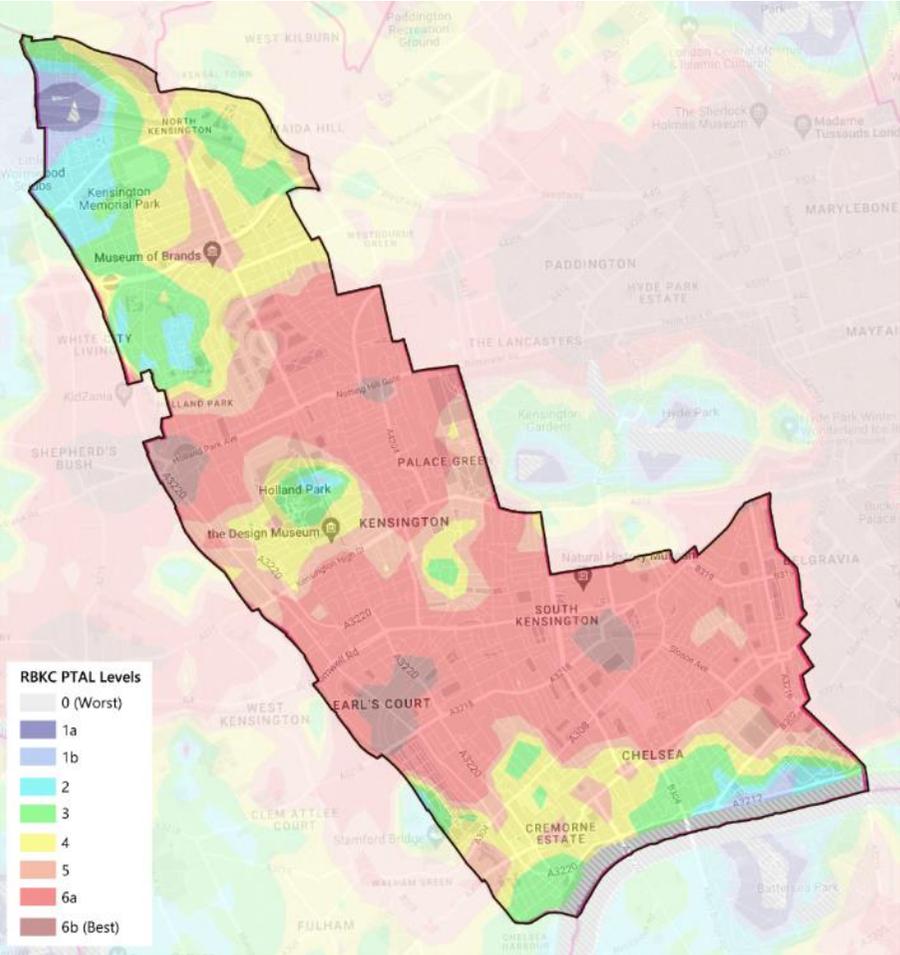
Figure 4.4 to be deleted:

Replacement Figure 4.4:



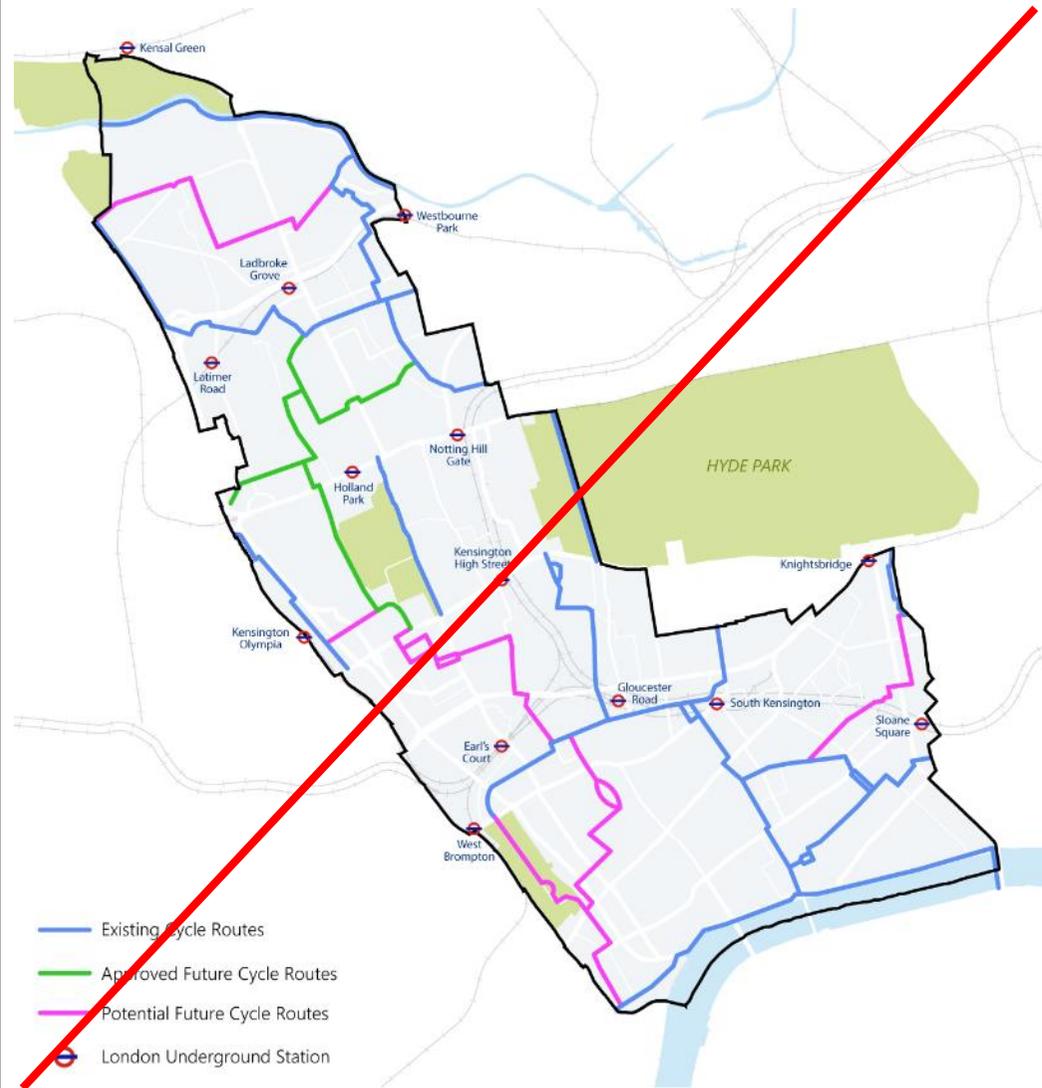
Suitable locations for tall buildings: maximum heights

- SA1** Kensal Canalside — 20-98 m / approximately 6-31 storeys
- SA2** Earl's Court Exhibition Centre — 24-72 m AOD / approximately 3-20 storeys
- SA3** 100/100A West Cromwell Road — 116 m AOD / approximately 29 storeys
- SA4** Former Territorial Army Site, 245 Warwick Road — 41 m FFL / approximately 10 storeys
- SA6** Lots Road South — 22-34 m / approximately 6-10 storeys
- SA10** Newcombe House — 72 m / approximately 18 storeys

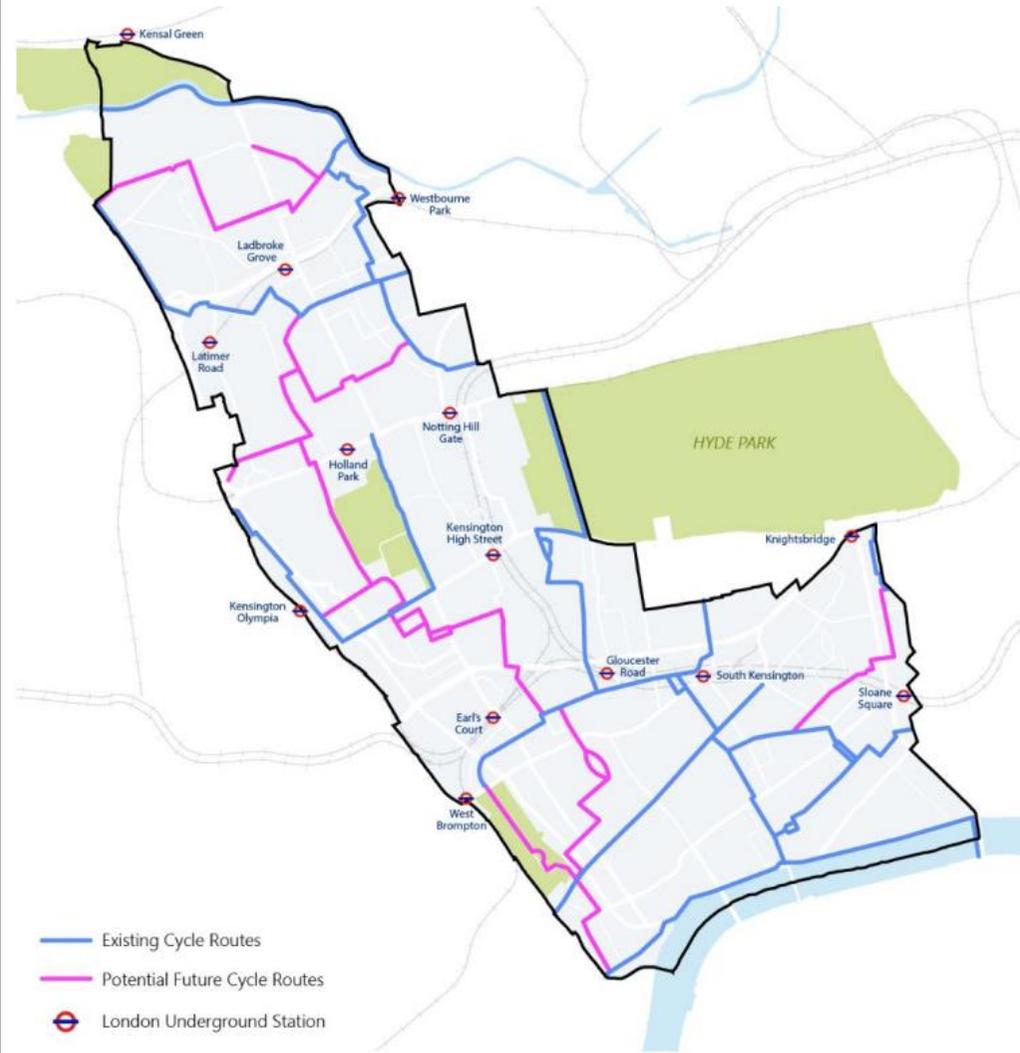
Ref	Page	Modification
MM374	179	<p>A new map showing PTAL Levels in the Borough to be inserted after the para 8.23 (page 179). New Figure X to be inserted:</p>  <p><i>Fig. X: Public Transport Accessibility Levels (PTAL) in RBKC. The latest PTAL levels can be found on WebCAT website.</i></p>

Ref	Page	Modification
MM375	182	<p>The Council has liaised with the TfL following the Examination Hearings and agreed the following changes to be made to the Figure 8.1 (page 182):</p> <ul style="list-style-type: none">• Addition of the forthcoming advisory cycle lanes on Kensington High Street and Fulham Road as “Existing Cycle Routes”.• “Approved Future Cycle Routes” marked in green to be changed to “Potential Future Cycle Routes” marked in pink.• Addition of the Wornington Rd as the “Potential Future Cycle Route”.

Figure 8.1 to be deleted:



Replacement Figure 8.1:



Ref	Page	Modification
MM376	207	<p data-bbox="450 280 2022 347">Following the proposed Main Modifications and inclusion of Golborne Road Market, following changes are made to Figure 9.9 (page 207):</p> <ul data-bbox="499 368 2002 504" style="list-style-type: none"><li data-bbox="499 368 1256 395">• Inclusion of the Golborne Road Neighbourhood Centre<li data-bbox="499 403 2002 470">• Addition of the “Improvements of existing links” between Golborne Road Town Centre and Portobello Road Town Centre (green dotted line)<li data-bbox="499 475 1473 504">• Renaming the map from “Portobello Road” to “Portobello and Golborne”

Figure 9.9 to be deleted:

Portobello Road

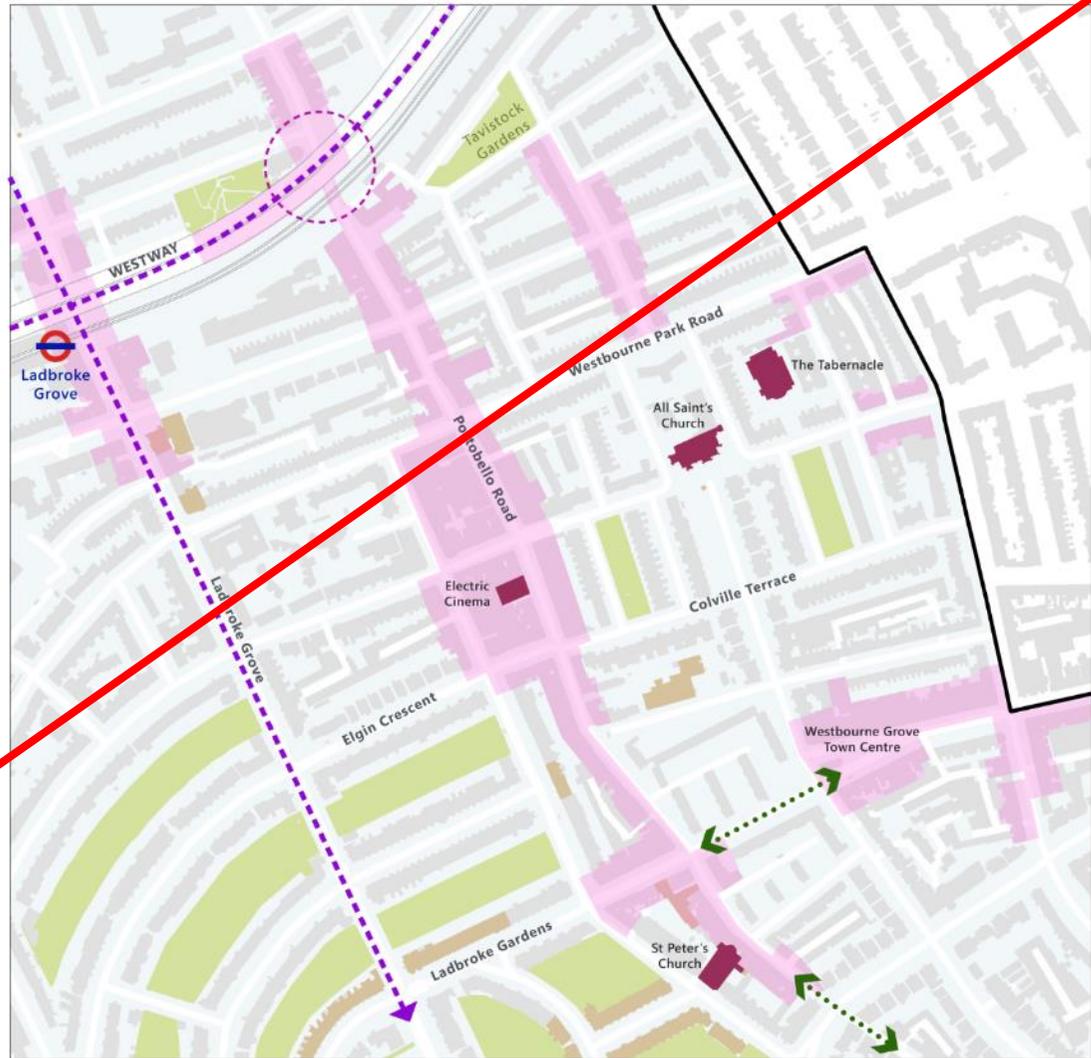
Legend

- RBKC Boundary
- Listed Buildings
- Significant Public Buildings
- Designated Town Centre
- Parks and Open Spaces
- Main routes

Priorities

- Public realm improvements
- Improvements of existing links

0 50 100 200 Meters



Replacement Figure 9.9:

Portobello and Golborne

Legend

- RBKC Boundary
- Listed Buildings
- Significant Public Buildings
- Designated Town Centre
- Parks and Open Spaces
- Main routes

Priorities

- Public realm improvements
- Improvements of existing links

0 55 110 220 Meters

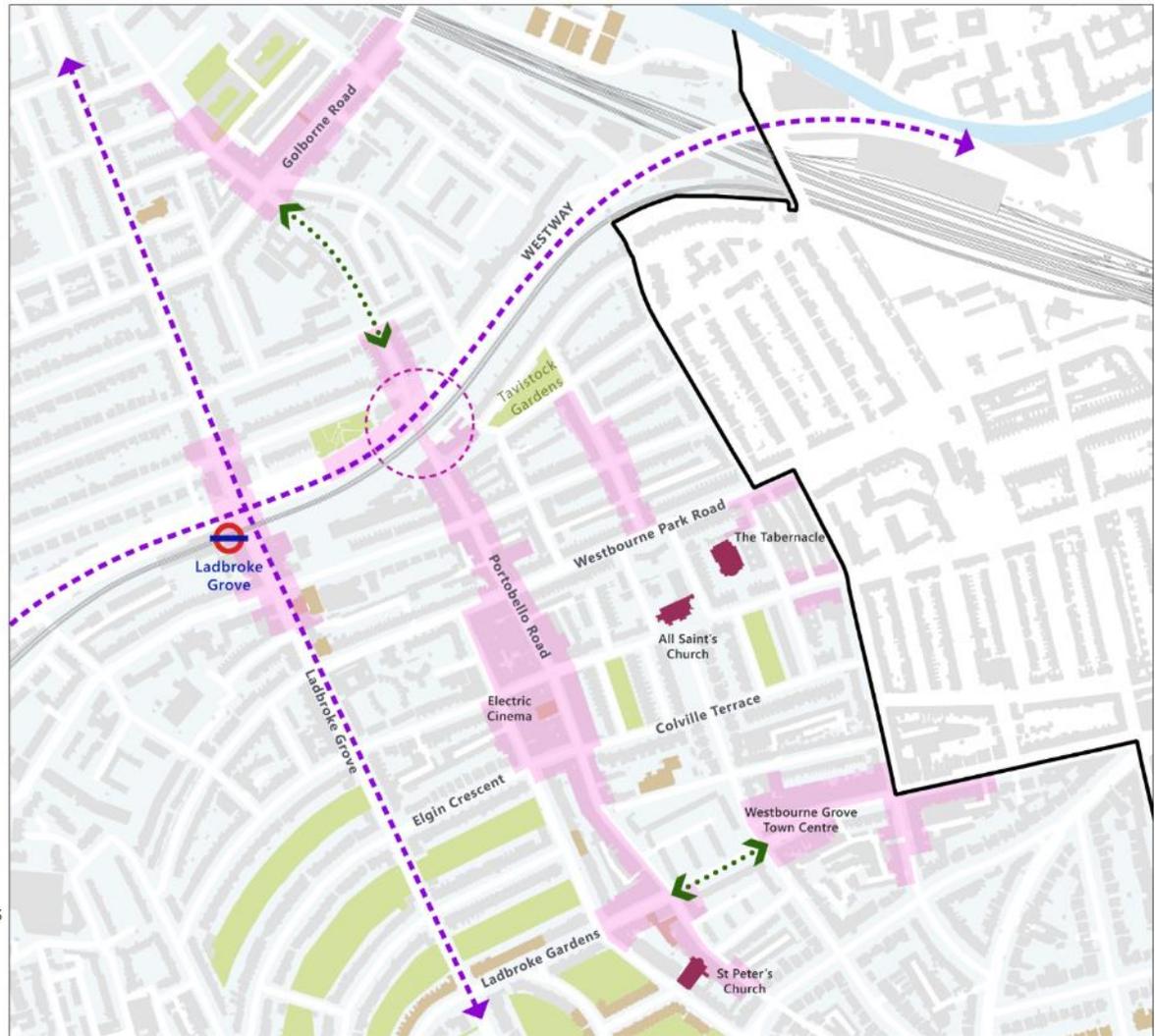
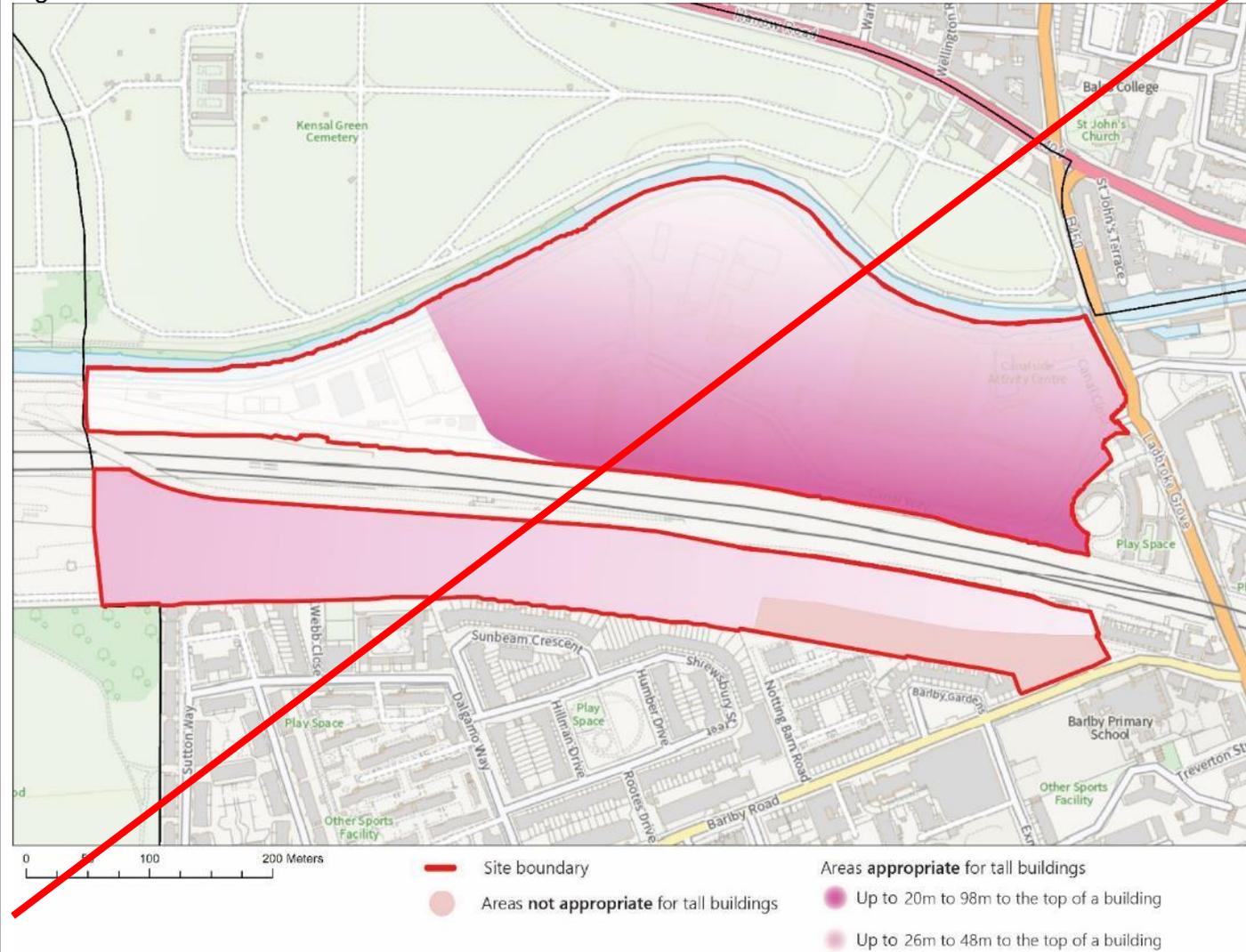


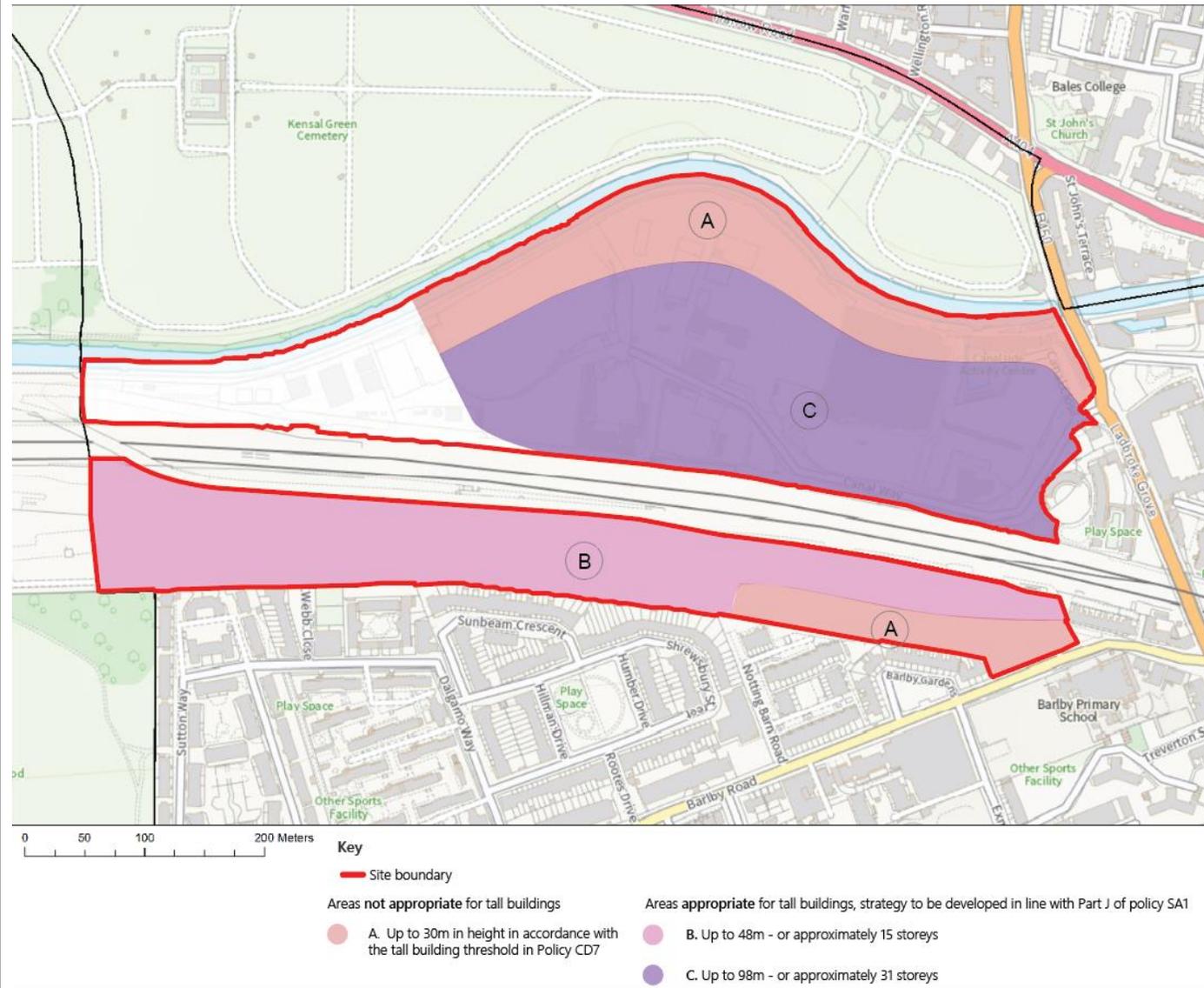
Figure 9.9: Portobello Road and Golborne

Ref	Page	Modification
MM377	230	<p>The following changes are made to Figure 10.1 (page 230):</p> <ul style="list-style-type: none"> • The extent of the three areas of different height parameters is made clear and unambiguous: • Areas not appropriate for tall buildings: <ul style="list-style-type: none"> ○ Area A. Up to 30m in height in accordance with the tall building threshold in Policy CD7. This area spans along the canal and small part of land near Barbly Road. • Areas appropriate for tall buildings, strategy to be developed in line with Part J of Policy SA1: <ul style="list-style-type: none"> ○ Area B. Up to 48m - or approximately 15 storeys. This area spans throughout the rest of the red line boundary south of railway tracks. ○ Area C. Up to 98m - or approximately 31 storeys. This area spans throughout the southern part of the parcel of land north of the railway tracks.

Figure 10.1 to be deleted:

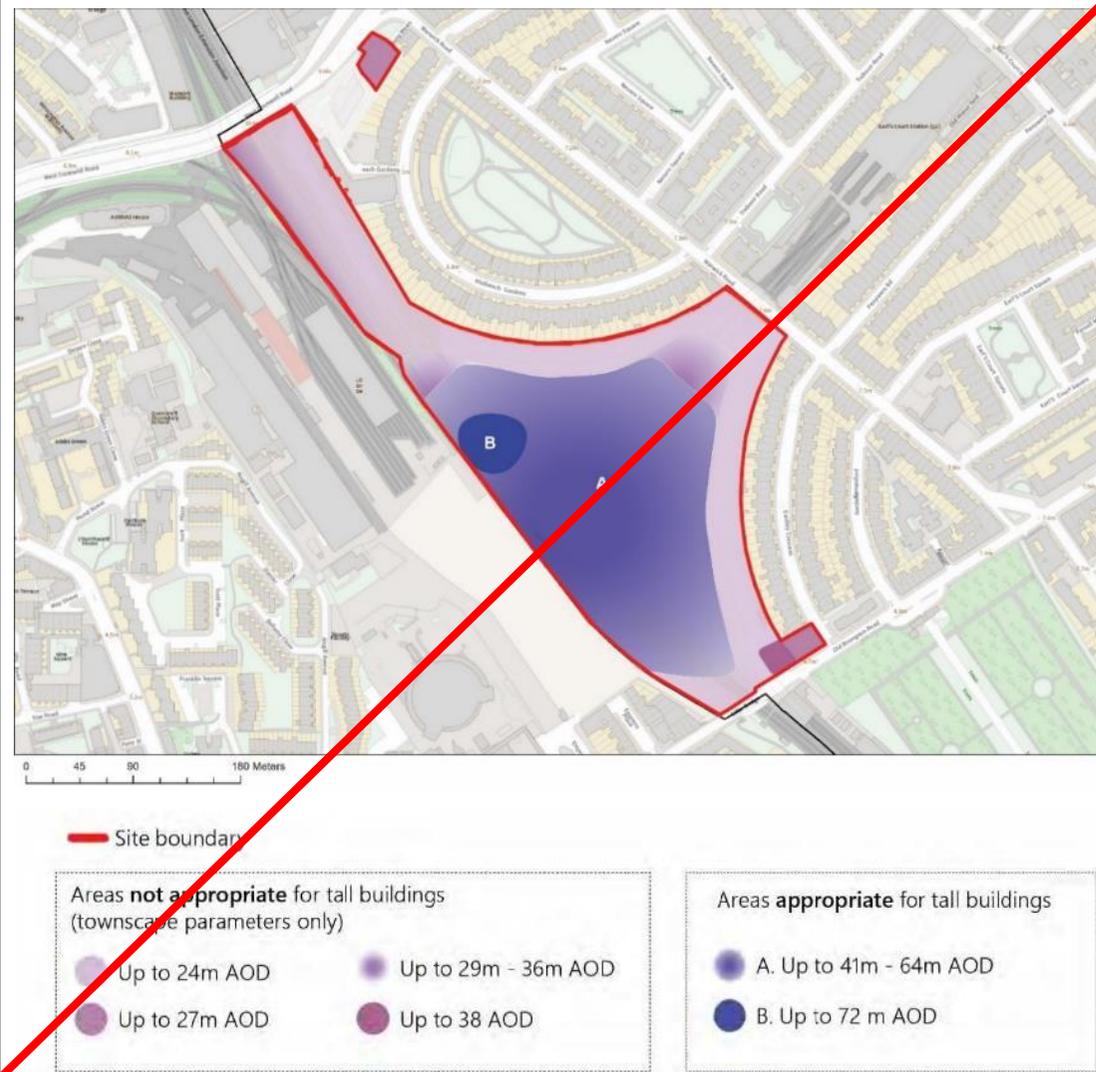


Replacement Figure 10.1:



Ref	Page	Modification
MM378	237	<p>The following changes are made to Figure 10.2 (page 237):</p> <ul style="list-style-type: none">• Area "Up to 38 AOD" has been removed from the category "Areas not appropriate for tall buildings (townscape parameters only)".• Within the category "Areas appropriate for tall buildings", a new area "A. Up to 41m AOD" has been added before the other two.• The area on the map regarding 344-350 Old Brompton Road previously identified as "Up to 38 AOD" has changed to "Up to 41m AOD".

Figure 10.2 to be deleted:



Replacement Figure 10.2:

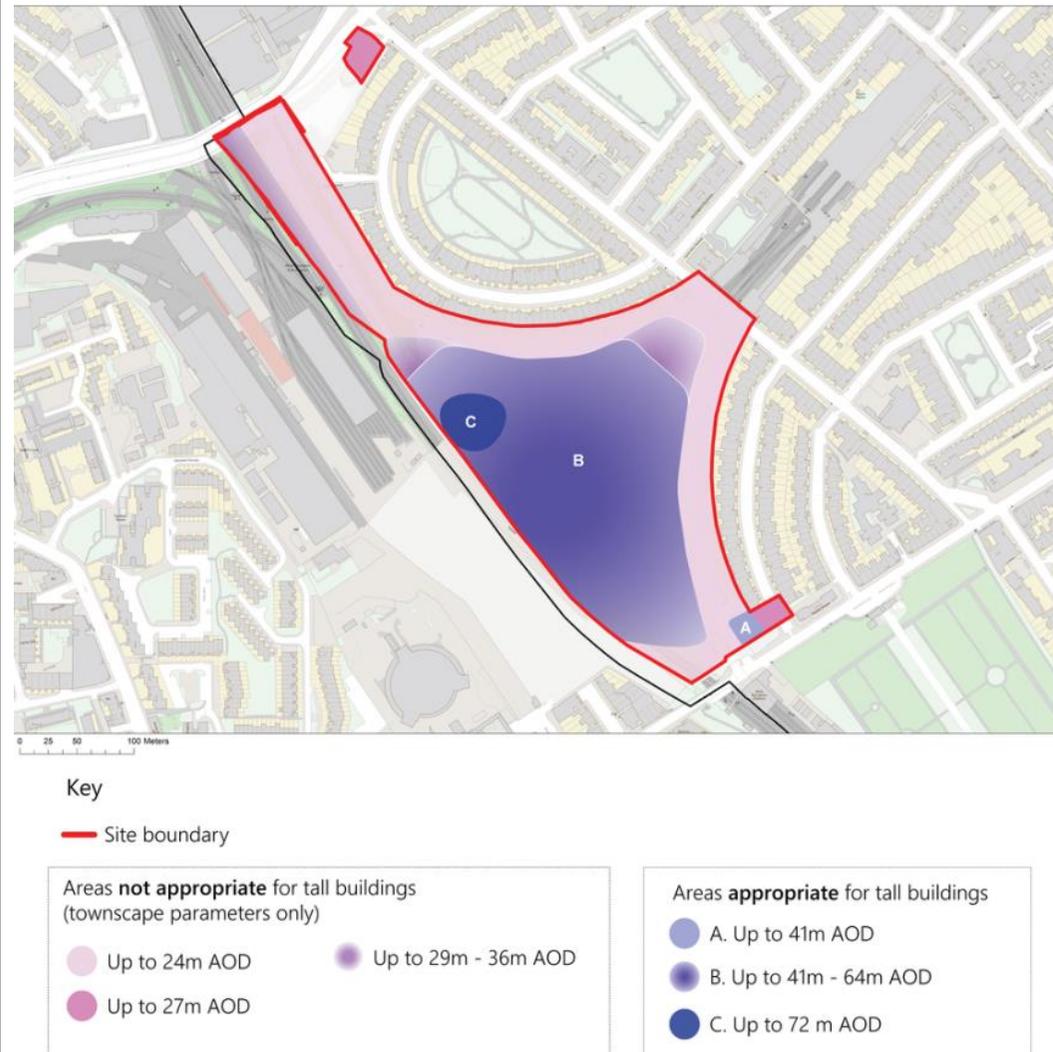


Figure 10.2 Earl's Court - ~~Maximum~~ Appropriate height parameters

Replace Appendix 1 with the one below.

Ref	Site Name/Number	Total net homes	First five years (deliverable)					Years 6 to 10 (developable)					Years 11 to 15 (developable)				
			24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33	33/34	34/35	35/36	36/37	37/38	38/39
Large site allocations																	
SA1	Kensal Canalside	3,500	0	0	0	0	390	390	390	390	390	310	310	310	310	310	0
SA2	Earls Court Exhibition Centre	1,050	0	0	0	100	100	100	150	150	150	150	150	0	0	0	0
SA3	100/100A Cromwell Road	462	0	150	150	162	0	0	0	0	0	0	0	0	0	0	0
SA4	245 Warwick Road (Former Territorial Army)	255	0	0	0	0	0	0	90	90	75	0	0	0	0	0	0
SA5	Wornington Green Estate Phase 3	107	0	25	25	25	32	0	0	0	0	0	0	0	0	0	0
SA6	Lots Road South	165	0	0	65	100	0	0	0	0	0	0	0	0	0	0	0
SA7	Site at Edenham Way	60	0	0	0	60	0	0	0	0	0	0	0	0	0	0	0
SA8	Chelsea Farmer's Market	59	0	0	0	0	0	0	0	0	59	0	0	0	0	0	0
SA9	1 to 14, Latimer Road	75	0	0	0	10	0	65	0	0	0	0	0	0	0	0	0
SA10	Newcombe House	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SA11	Plaza, 535, King's Road	28	0	0	0	0	0	28	0	0	0	0	0	0	0	0	0

Small site allocations																	
SA12	Harrington Road	50	0	0	0	0	0	0	0	50	0	0	0	0	0	0	0
SA13	Emmanuel Kaye, King's Road	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SA14	St Quintin Garage, 142A Highlever Road	6	0	0	0	0	0	0	0	6	0	0	0	0	0	0	0
SA15	Colebrook Court, Sloane Avenue	20	0	0	0	0	0	0	0	20	0	0	0	0	0	0	0
SA16	Holland Road Triangle, Holland Park Roundabout	30	0	0	0	0	0	0	0	30	0	0	0	0	0	0	0
Council's New Homes Delivery Programme																	
PP/20/00860	Plot 5-6 Acklam Road, London	32	32	0	0	0	0	0	0	0	0	0	0	0	0	0	0
PP/20/00943	54 St Helen's Gardens	8	8	0	0	0	0	0	0	0	0	0	0	0	0	0	0
	Former Barlby Primary School	83	0	60	23	0	0	0	0	0	0	0	0	0	0	0	0
PP/21/04428	9 Silchester Road	11	11	0	0	0	0	0	0	0	0	0	0	0	0	0	0
	Latimer Community Church	25	0	0	0	25	0	0	0	0	0	0	0	0	0	0	0

Other large sites and major developments																	
Site allocation removed (CA9)	Lots Road Power Station	420	150	150	120	0	0	0	0	0	0	0	0	0	0	0	0
PP/19/05105	257-265 (Odeon Cinema)	106	44	62	0	0	0	0	0	0	0	0	0	0	0	0	0
PP/15/04338	196 To 222 King's Road and 7 Friese Green House Chelsea Manor Street	20	20	0	0	0	0	0	0	0	0	0	0	0	0	0	0
PP/18/00189	232 King's Road (Chelsea Delivery Office) and 18-20 Chelsea Manor Street	23	0	0	0	23	0	0	0	0	0	0	0	0	0	0	0
PP/15/05730	66-70 And 72-74 Notting Hill Gate	9	4	5	0	0	0	0	0	0	0	0	0	0	0	0	0
PP/18/03491	Chelsea Police Station, Lucan Place	32	0	0	32	0	0	0	0	0	0	0	0	0	0	0	0
PP/18/05313	Heythrop College, Kensington Square	106	0	0	0	0	0	50	56	0	0	0	0	0	0	0	0
PP/20/03325	201-207 Kensington High Street	19	0	0	0	19	0	0	0	0	0	0	0	0	0	0	0

PP/21/ 00272	344-350 Old Brompton Road (Former Tournament Pub)	45	0	0	0	45	0	0	0	0	0	0	0	0	0	0	0
PP/20/ 05566	William Sutton Estate	-78	0	0	0	0	-78	0	0	0	0	0	0	0	0	0	0
PP/22 /07709	Buspace Studios, Conlan Street	30	0	0	0	30	0	0	0	0	0	0	0	0	0	0	0
	Total no. of dwellings from all above sources		269	452	415	605	444	633	792	630	674	460	460	310	310	310	0
	Remaining Pipeline (small sites with permission)		49	49	49	0	0	0	0	0	0	0	0	0	0	0	0
	Small sites estimate London Plan SHLAA		0	0	0	129	129	129	129	129	129	129	129	129	129	129	129
	Grand total from all sources		318	501	464	728	573	762	921	759	803	589	589	439	439	439	129
	Grand total in five year periods		2,583					3,834					2,035				
	Targets in five year periods		2,520					2,801					2,240				
	No. of years' supply		5.1					6.8					4.5				

Ref	Page	Policy/ Paragraph	Modification	
MM379		Schedule of Saved and Superseded Policies	Local Plan (September 2019)	Superseded by policy/ saved or deleted
			CR5 Parks, Gardens, Open Spaces and Waterways	GB14 Waterways <u>GB14X Green and Blue Infrastructure</u> GB16 Parks, Gardens and Open Spaces CD4c Registered Parks and Gardens
			CR6: Trees and landscape	<u>Part GB14X Green and Blue Infrastructure</u> <u>Part GB18 Trees and Landscape</u>
			CE4 Biodiversity	G17 Biodiversity <u>GB14X Green and Blue Infrastructure</u>
		New Policies	<u>V2: Our Spatial Strategy</u> <u>GB14X Green and Blue Infrastructure</u>	

Ref	Page	Policy/ Paragraph	Modification
MM380	294	Appendix 3: Strategic Policies	<p>Policy</p> <p>Introduction</p> <p>Policy V1 Vision for the Borough Whole policy Strategic</p> <p>Policy V2 Our Spatial Strategy <u>Strategic</u></p> <p>Green Blue Future</p> <p>GB1 Sustainable Retrofitting Whole policy strategic <u>Not strategic</u></p> <p>GB2 Circular Economy Whole policy Strategic</p> <p>GB3 Whole Life-cycle Carbon Whole policy Strategic</p> <p>GB4 Energy and Net Zero Carbon Whole policy Strategic</p> <p>GB5 Overheating Whole policy Strategic</p> <p>GB6 Air Quality Whole policy Strategic</p> <p>GB7 Construction Management Whole policy <u>Not strategic</u></p> <p>GB8 Noise and Vibration Whole policy <u>Not strategic</u></p> <p>GB9 Odour Not strategic</p> <p>GB10 Light Pollution Not strategic</p> <p>GB11 Flood Risk Whole policy Strategic</p> <p>GB12 Surface Water Run-off and SuDS Whole policy Strategic</p> <p>GB13 Water and Wastewater Infrastructure A, B, C, D, E – Strategic F – not strategic –</p> <p>GB14X Waterways <u>Green and Blue</u> <u>Infrastructure</u> Whole policy Strategic</p> <p>GB15 Green Infrastructure Whole policy Strategic</p> <p>GB16 Parks, Gardens and Open Spaces A, B, C, D, E, F, G, H – Strategic I – not strategic –</p> <p>GB17 Biodiversity Whole policy Strategic</p>

			GB18 Trees and Landscape	Whole policy <u>Not</u> strategic
			GB19 Waste Management	Whole policy Strategic
			GB20 Contaminated Land	Whole policy Strategic
			Homes	
			HO1 Delivery and Protection of Homes	Whole policy Strategic
			HO2 Small Sites	Whole policy Strategic
			HO3 Community Housing	Whole policy Strategic
			HO4 Housing Size and Standards	Whole policy Strategic
			HO5 Specialist Housing	Whole policy Strategic
			HO6 Other Housing Products	Whole policy Strategic
			HO7 Estate Renewal	Whole policy Strategic
			HO8 Gypsy and Traveller Accommodation	Whole policy Strategic
			Conservation and Design	
			CD1 Context and Character	Whole policy Strategic
			CD2 Design Quality, Character and Growth	Whole policy Strategic
			CD3 Heritage Assets – Conservation Areas	Whole policy Strategic
			CD4 Heritage Assets – Listed Buildings	Whole policy Strategic
			CD5 Scheduled Ancient Monuments and Archaeology	Whole policy Strategic
			CD6 Registered Parks and Gardens	Whole policy Strategic
			CD7 Tall Buildings	Whole policy Strategic
			CD8 Living Conditions	Whole policy <u>Not</u> strategic
			CD9 Small Scale Alterations and Additions	Not strategic

			CD10 Basements	Whole policy Strategic
			CD11 Existing Buildings – Roof Additions/ Additional Storeys	Not strategic
			CD12 Existing Buildings – Extensions and Modifications	Not strategic
			CD13 Shopfronts	Not strategic
			CD14 Views	Whole policy Strategic
			CD15 Fire Safety	Whole policy Strategic
			Town Centres	
			TC1 Location of new town centres uses	Whole policy Strategic
			TC2 Development within Town Centres	A-Strategic. B not strategic
			TC3 Diversity of Uses within Town Centres	<u>Not strategic</u> A, B, and G F and H strategic CD, D, E, F, GE and IG not strategic
			TC4 The Evening Economy	Whole policy <u>Not strategic</u>
			TC5 Local Shopping and other facilities which support the Walkable Neighbourhood	Whole policy <u>Not strategic</u>
			TC6 Street Markets	Not strategic
			TC7 Arts and Culture uses	Whole policy Strategic
			TC8 Hotels and other forms of tourist information	Whole policy Strategic
			TC9 Diplomatic and Allied Uses	Not strategic.
			TC10 South Kensington Cultural Area	Whole policy Strategic
			Business	
			BC1 Business uses	Whole policy Strategic

		BC2 Creative and Cultural Businesses	Whole policy <u>Not</u> strategic
		BC3 Affordable Workspace	Whole policy <u>Not</u> strategic
		Social Infrastructure	
		SI1 Social Infrastructure and Facilities	A, B and D Strategic C not strategic
		Streets and Transport	
		T1 Street Network	Whole policy Strategic
		T2 Three-dimensional street form	Whole policy Strategic
		T3 Living Streets and outdoor life	A, B and C strategic D, E and F not strategic
		T4 Streetscape	Whole policy <u>Not</u> strategic
		T5 Land use and Transport	Whole policy Strategic
		T6 Active Travel	Whole policy Strategic
		T7 Public Transport	Whole policy Strategic
		T8 Parking and access	Whole policy Strategic
		T9 Servicing	Not strategic
		Places	
		PLV1 Kensal Canalside	Whole policy Strategic
		PLV2 Earl's Court	Whole policy Strategic
		PLV3 Lancaster West Estate and Notting Dale	Whole policy <u>Not</u> strategic
		PLV4 Westway Vision	Whole policy <u>Not</u> strategic
		PLV5 Kensal Employment Zone Vision	Whole policy <u>Not</u> strategic
		PLV6 Freston/ Latimer Road Employment Zone Vision	Whole policy <u>Not</u> strategic
		PLV7 Lots Road Employment Zone Vision	Whole policy <u>Not</u> strategic

		PLV8 Kensington High Street	Whole policy <u>Not strategic</u>
		PLV9 Portobello Road	Whole policy <u>Not strategic</u>
		PLV10 Notting Hill Gate	Whole policy <u>Not strategic</u>
		PLV11 South Kensington	Whole policy <u>Not strategic</u>
		PLV12 Kings Road (East)	Whole policy <u>Not strategic</u>
		PLV13 Kings Road (West)	Whole policy <u>Not strategic</u>
		PLV14 Earl's Court	Whole policy <u>Not strategic</u>
		PLV15 Brompton Cross	Whole policy <u>Not strategic</u>
		PLV16 Westbourne Grove	Whole policy <u>Not strategic</u>
		PLV17 Knightsbridge	Whole policy <u>Not strategic</u>
		PLV18 Fulham Road West	Whole policy <u>Not strategic</u>
		PLV19 Keeping Life Local – Walkable neighbourhoods	Whole policy <u>Not strategic</u>
		Site Allocations	
		SA1 Kensal Canalside	Whole policy Strategic
		SA2 Earl's Court Exhibition Centre	Whole policy Strategic
		SA3 100/100A West Cromwell Road	Whole policy Strategic
		SA4 Former Territorial Army Site, 245 Warwick Road	Whole policy Strategic
		SA5 Wornington Green (Phase 3)	Whole policy Strategic
		SA6 Lots Road South	Whole policy Strategic
		SA7 Edenham Way	Whole policy Strategic
		SA8 Chelsea Farmer's Market	Whole policy Strategic
		SA9 Units 1-14 Latimer Road Industrial Estate	Whole policy Strategic
		S10 Newcombe House	Whole policy Strategic
		SA11 535 King's Road, The Plaza	Whole policy Strategic

			SA12 Harrington Road Car Park Allocation	Whole policy <u>Not</u> strategic
			SA13 Emmanuel Kaye Building	Whole policy <u>Not</u> strategic
			SA14 142A Highlever Road	Whole policy <u>Not</u> strategic
			SA15 Colebrook Court	Whole policy <u>Not</u> strategic
			SA16 Holland Park Triangle	Whole policy <u>Not</u> strategic
			Infrastructure and Planning Contributions	
			IP1 Infrastructure Delivery and Planning Contributions	Strategic

Ref	Page	Policy/ Paragraph	Modification																
MM381		Monitoring	<p>Replace all of Reg 19 Appendix 4 with the following:</p> <p>We will monitor the implementation of New Local Plan policies to ensure that the objectives and targets within the Plan are met.</p> <p>The table sets out the Council’s key monitoring indicators which will be used to monitor success towards meeting the objectives in this plan. If the trigger points are reached the Council will carry out its own review to assess whether the policy is not <u>working</u> as expected. This may mean that:</p> <ul style="list-style-type: none"> • The policy itself is not proving effective and requires a review; • The policy is not being implemented as expected and this implementation needs to be reviewed; or • There are good reasons why the policy is not achieving the expected result for the period in question, and there is no need to either amend the policy or how it is being implemented. <p>All indicators will be reviewed annually through the Authority’s Monitoring Report (AMR).</p> <table border="1"> <thead> <tr> <th>Policy</th> <th>Monitoring Indicator</th> <th>Trigger for review/ review mechanism</th> <th>Data Source</th> </tr> </thead> <tbody> <tr> <td colspan="4">Chapter 2: Green-Blue Future</td> </tr> <tr> <td>GB1: Sustainable retrofitting</td> <td>Proportion of permissions meeting necessary third party standards</td> <td>More than 10% of relevant permission over three consecutive years not meeting third party standards.</td> <td>RBKC</td> </tr> <tr> <td>GB2: Circular Economy and</td> <td>Major developments demonstrating that following circular economy principles</td> <td>More than 10% of relevant permissions over three consecutive years not complying with policies.</td> <td>RBKC</td> </tr> </tbody> </table>	Policy	Monitoring Indicator	Trigger for review/ review mechanism	Data Source	Chapter 2: Green-Blue Future				GB1: Sustainable retrofitting	Proportion of permissions meeting necessary third party standards	More than 10% of relevant permission over three consecutive years not meeting third party standards.	RBKC	GB2: Circular Economy and	Major developments demonstrating that following circular economy principles	More than 10% of relevant permissions over three consecutive years not complying with policies.	RBKC
Policy	Monitoring Indicator	Trigger for review/ review mechanism	Data Source																
Chapter 2: Green-Blue Future																			
GB1: Sustainable retrofitting	Proportion of permissions meeting necessary third party standards	More than 10% of relevant permission over three consecutive years not meeting third party standards.	RBKC																
GB2: Circular Economy and	Major developments demonstrating that following circular economy principles	More than 10% of relevant permissions over three consecutive years not complying with policies.	RBKC																

			GB3: Whole life-cycle carbon	and actions taken to reduce whole life-cycle carbon emissions		
			GB4 Energy and Net Zero Carbon	Proportion of appropriate development (of the nature meeting the thresholds set out in policy) meeting the targets set out in policy	More than 10% of relevant permissions falling short of targets set out in policy over three consecutive years.	RBKC
				Proportion of major developments when a cash in lieu contribution/ off-site provision made	No trigger. Ongoing monitoring	RBKC
				Applications which include renewable technologies	No trigger. Ongoing monitoring.	RBKC
			GB5: Overheating	Number of developments which meet the requirements of Mayor of London's Energy Assessment Guidance	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
			GB6: Air Quality	Reduction of NOx and particulate matter (PM2.5 and PM10) concentrations against national and regional Air Quality targets	Ongoing monitoring. Trigger if upward trend over five consecutive years.	RBKC
				Appropriate developments to provide Air Quality and Dust Risk Assessments	More than 10% of relevant permissions not providing necessary assessments over three consecutive years.	RBKC
			GB7: Construction Management and BG8 Noise and Vibration	Relevant developments to comply with Code of Construction Practice	No trigger. Ongoing monitoring. Expect downward trend for complaints.	RBKC
				Relevant developments to provide Noise and Impact Assessments	Number of noise complaints. Trigger if upward trend over three consecutive years.	RBKC

			GB11: Flood Risk	Applications granted planning permission against Environment Agency advice on flood risk	Any permissions granted against advice to trigger review.	RBKC/ Environment Agency
			GB12 Sustainable drainage	Major development to achieve greenfield run off rates	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
				Householder applications to reduce run off rates	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
			GB13: Water and Wastewater infrastructure	Opportunity Areas to provide and implement Integrated Water Management Strategies	Any permissions for the development within the OAs.	RBKC
				Major applications to take integrated approach to water supply and surface water management	More than 10% of relevant permissions not meeting Part G of the Building Regulations, over three consecutive years	RBKC
			GB14X: Green and Blue Infrastructure	Major residential development to achieve Urban Greening Factor score of 0.4	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
				Major non-residential development to achieve Urban Green Infrastructure score of 0.3	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
			BG14X: Green and Blue Infrastructure	Relevant development to achieve minimum on site biodiversity net gain of 10%	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC

			GB16: Parks, Gardens and Open Spaces	Development on MOL, public open space, private communal open space and Local Green Spaces	Any permissions including development on these areas.	RBKC
				Major development to make contribution to improving existing or providing new publicly accessible open space	More than 10% of relevant permissions falling short of requirements over three consecutive years.	RBKC
				Delivery of new / improvements to existing play spaces, including in areas of play space deficiency	Review against IDP.	RBKC
				Improvements to parks, play areas and other open spaces	Review against IDP and Parks Strategy.	RBKC
			BG18: Trees	Net change in provision of trees, by development and across the borough	Ongoing monitoring	RBKC
			GB19: Waste Management	Safeguard Cremorne Wharf	No trigger.	RBKC
				Compensatory capacity	No trigger, will be secured through s106 legal agreement.	RBKC
				On-site waste management facilities at Kensal Canalside and Earl's Court opportunity areas	No trigger, will be secured through s106 legal agreements.	RBKC
				Major development to prepare and implement Circular Economy Statements and Site Waste Management Plans	More than 10% of relevant permissions not providing necessary statements/management plans over three consecutive years.	RBKC
				Provision of litter bins as part of commercial developments	Ongoing monitoring.	RBKC

				Provision of internal and external waste and recycling storage space	More than 10% of relevant permissions falling to provide the required storage space over three consecutive years.	RBKC
			BG20: Contaminated Land	Preliminary risk assessment of contaminated land requires for all major development, and where necessary an appropriate remediation strategy put in place and fully implemented	Any relevant permissions not including implement strategy as necessary to trigger a review.	RBKC
Chapter 3: Homes						
			HO1: Delivery and protection of homes; HO2: Small Sites; and HO4 Housing Size and Standards.	Delivery of new homes (floorspace, units by size, type and tenure) against target of 300 homes per annum in the first five years, and 4,480 overall in ten years	Ongoing monitoring. Housing delivery 20% below the stepped target in the first ten years. Mix of homes by tenure.	RBKC
				Loss of existing housing stock	Significant numbers of exceptions made to policy on amalgamations and protection of HMOs to trigger review.	RBKC
			HO3: Community Housing	Net change in affordable homes (completed) as floorspace, habitable rooms and units	Ongoing monitoring. Immediate review if net loss. Review if permissions are consistently being approved for significantly below 35% affordable homes on private land and 50% on public land, over five consecutive years.	RBKC
				Proportion and number of affordable homes (floorspace,	Ongoing monitoring.	RBKC

				habitable rooms and units) for schemes which trigger affordable housing requirement	Proportion and number of affordable homes (floorspace, habitable rooms and units), by scheme and borough-wide.	
			HO5: Specialist Housing	Net change, and nature of provision of housing for older people and supported housing	Ongoing monitoring.	RBKC
			HO6: Other housing products	Net change, and nature of provision of build to rent, co-living and student housing	Ongoing monitoring.	RBKC
			HO7: Estate Renewal	Net change in affordable homes, and nature of provision	Permissions consistently being granted to allow for net loss of affordable homes as well as floorspace.	RBKC
			HO8: Gypsy and Travellers	Delivery of new pitches	Ongoing monitoring of permissions. Net additional Gypsy and Traveller Pitches.	RBKC / LDD
Chapter 4: Conservation and design						
			Policy CD1 & CD2: Design	Numbers of cases taken to Quality Review Panel which go on to receive planning permission.	Ongoing monitoring. Trigger review if greater than 10% increase in refusals on design grounds for QRP cases.	RBKC
			CD3: Conservation Areas	Number of applications affecting conservation areas approved as preserving character and appearance and significance.	Ongoing monitoring. Trigger review if greater than 10% increase in refusals including reason based on conservation area grounds. Or	RBKC

					Increase in allowed appeals where conservation area reason is overturned goes over 40% of total of relevant appeal decisions.	
			Policy CD4: Listed buildings	Number of applications affecting listed buildings approved as preserving special interest and significance.	Ongoing monitoring. Trigger review if greater than 10% increase in refusals including a reason based on listed building grounds. Or: Increase in allowed appeals where listed building reason is overturned goes over 40% of total of relevant appeal decisions.	RBKC
			CD4: Listed Buildings	Number of designated heritage assets demolished/lost	Any loss.	RBKC
			CD4: Listed Buildings	Number of listed buildings removed from the Register of Buildings at Risk or with a solution agreed	Annual Review Trigger review if number of buildings added to the list rises above 5 per year or no removals for a given year	RBKC/ Historic England
			CD5: Scheduled Monuments and Archaeology	Number of sites in Archaeological Priority Areas (APA) where a written scheme of investigation (WSI) secured in relation to development proposals.	Ongoing monitoring. Trigger review if any APA site receives planning permission without the benefit of a WSI, unless it is expressly identified as unnecessary by RBKC/ Historic England Greater	RBKC/GLAA S

				London Archaeology Advisory Service (GLAAS).		
			CD6: Registered Parks and Gardens	Number of applications affecting registered parks and gardens approved as preserving special interest and significance.	<p>Ongoing monitoring. Trigger review if greater than 10% increase in refusals including a reason based on registered parks and gardens grounds.</p> <p>Or: Increase in allowed appeals where RPG reason is overturned goes over 40% of total of relevant appeal decisions.</p>	RBKC
			Policy CD7: Tall Buildings	Location of tall buildings permitted	Trigger review if any tall buildings (as defined in policy) permitted outside "suitable locations".	RBKC
Chapter 5: Town Centres						
			TC1: Location of town centre uses	Distribution of permissions for main town centre uses (sq m)	25% of floorspace permitted annually not in accordance with sequential test, for three consecutive years.	RBKC
			TC2: Nature of Development within Town Centres			RBKC
			TC3: Diversity of uses	Vacancy rates, by centre	Vacancy rate on upward trend for three consecutive years.	RBKC
				Planning permission granted for new betting shops, payday loan stores, pawn brokers, amusement arcades and hot food takeaways	25% of permissions granted not within provisions of policy, for three consecutive years.	RBKC

			TC4: The evening economy	Distribution of permissions for “evening uses”	25% of permissions granted not within provisions of policy, for three consecutive years	RBKC
				Noise and nuisance complaints by centre associated with evening uses	Ongoing monitoring.	RBKC
			TC5: Local Shopping Facilities	Loss of public house	The loss of any public house without confirmation that unviable to trigger review.	RBKC
				Loss of shops and restaurants	Loss of more than 1,000 sq m of E(a) class uses outside designated centres over three consecutive years. Loss of more than 1,000 sq m of E(b) class uses outside higher order centres over three consecutive years.	RBKC
			TC8: Hotels	Net change in hotel units and bedspaces by location	Provision of 2 applications including creation of more than 50 hotel bedrooms not in accordance with provisions of policy for two consecutive years. Loss of more than 150 bedrooms outside of SW5 for three consecutive years.	RBKC
Chapter 6: Business						
			BC1: Business uses	Net change in E(g) class floorspace, across the Borough, by town centre, by Employment Zone and by OA	Net loss in excess of 5,000 sq m of E(g) floorspace over three consecutive years.	RBKC

			BC3: Affordable workspace	Number and floorspace of eligible schemes which provide affordable workspace	Any schemes with net increase of more than 5,000 sqm of E(g) business floorspace not including affordable workspace, (unless shown not to be viable.)	RBKC
Chapter 7: Social Infrastructure						
			SI1: Social Infrastructure and facilities	Loss of any social and community uses (when planning permission is required)	Net reduction of more than 3,000 sq m of social and community floorspace over the entire borough for three consecutive years.	RBKC
				Delivery of social and community infrastructure	Review against IDP.	RBKC
Chapter 8: Streets and Transport						
			T3: Living Streets and outdoor life	Applications for outdoor hospitality	Ongoing monitoring.	RBKC
				New markets/ pitches	Ongoing monitoring.	RBKC
				Submission of Event's Management Plan and Management Strategy	Any relevant permissions not including submission of required documents.	RBKC
			T4: Streetscape	Work to public highway being carried out in accordance with Streetscape guide	Any relevant permissions.	RBKC
				Nature of provision of public art	Ongoing monitoring.	RBKC
			T5: land use and Transport	Location of high trip generating uses	Ongoing monitoring. Location by PTAL, Town Centre and Employment Zone.	RBKC
			T6: Active Travel	Proportion of adults that cycle at least once a week	Ongoing monitoring. Trigger if downward trend for 3 consecutive years.	DfT

				Proportion of adults that walk at least five times a week	Ongoing monitoring. Trigger if downward trend for 3 consecutive years.	DfT
				Proportion of residents living within 400 metres of a strategic cycle route	Ongoing monitoring. Trigger if downward trend for 3 consecutive years.	RBKC
				Number of permit free homes	Ongoing monitoring.	RBKC
			T7: Public Transport	Changes to PTAL	Ongoing monitoring. Trigger of PTAL dropping significantly across the borough.	TFL
			T8: Car parking	No. of EV charging points on street (split by lamp column/bollard, and stand-alone points)	Ongoing monitoring.	RBKC
				Proportion of residents' permit that are for electric vehicles	Ongoing monitoring.	RBKC
				Number of new parking permits granted for new residential development	Ongoing monitoring of non-essential residential parking permits.	RBKC
			T9: Servicing	Relevant developments providing a servicing management plan	Trigger review if more than 25% of relevant development permitted without necessary servicing plan for three consecutive years.	RBKC
				Parks and open space		
				Net changes in Sites of Importance for Nature Conservation and designated open space	Trigger review if any net loss or deterioration in quality associated with development, without detailed justification supported by Council.	RBKC
				Delivery of new/ improvements to existing play spaces, including in areas of areas of play space deficiency	Review against IDP.	RBKC

			Improvements to parks, play areas and other open spaces	Review against IDP and Parks Strategy.	RBKC
Chapter 9: Places					
			PLV1 Kensal	See SA1 allocation	RBKC
			PLV2: Earls' Court	See SA2 allocation	RBKC
			PLV3: Lancaster West Estate and Notting Dale	Co design vision for Lancaster West Estate	Ongoing monitoring. RBKC
				Notting Dale Heat Network	Ongoing monitoring. RBKC
			PLV4: The Westway	Development of land beneath the Westway for space for innovation and employment	Ongoing monitoring. RBKC
				Improved pedestrian/ cycle links	Ongoing monitoring. RBKC
			PLV5: Kensal Employment Zone	Creation of further opportunities for small and medium sizes businesses	Ongoing monitoring. RBKC
			PLV6: Freston/ Latimer Road Employment Zone.	Creation of mixed use creative quarter, including an uplift in commercial floorspace	Ongoing monitoring. RBKC
			PLV7, Lots Road Employment Zone	Creation of further opportunities for small and medium sizes businesses	Ongoing monitoring. RBKC
			PLV8 to PL18: Larger town centres	By centre: maintenance of vital and viable town centres	Vacancy rate (unit) upward trend over five consecutive years. RBKC
				Mix of uses, balance of convenience/ comparison units. Public realm improvements. Wider town centre initiatives.	Ongoing monitoring. RBKC

			PLV19: Walkable neighbourhoods	Maintaining access to a range of neighbourhood facilities, measured as areas of retail deficiency	Areas of retail deficiency increases over time.	RBKC
				Public realm improvements	Ongoing monitoring.	RBKC
Chapter 10: Site allocations						
				Compare implemented permission with respective allocation	Ongoing monitoring.	RBKC
Chapter 11: Infrastructure and Planning Contributions						
			IP1: Infrastructure Delivery and Planning Contributions	CIL liabilities issued / s106 agreed CIL / s106 monies received CIL / S106 Monies spent	No trigger for review.	RBKC

Ref	Page	Policy/ Paragraph	Modification
MM382	N/A	New Appendix 5	Add a table setting out how NLPR policies relate to London Plan policies as an appendix to the Plan – attached below.

Appendix 5: How our Policies relate to London Plan 2021

This table sets out how policies within the Local Plan relate to the policies in the London Plan 2021. This includes both the saved and the new policies.

NLPR Policy	Policy in London Plan 2021
Introduction	
Policy V1 Vision for the Borough	GG1 Building strong and inclusive communities
<u>Policy V2 Our Spatial Strategy</u>	GG2 Making the best use of land GG3 Creating a healthy city GG4 Delivering the homes Londoners need GG5 Growing a good economy GG6 Increasing efficiency and resilience
Green Blue Future	
GB1 Sustainable Retrofitting	SI 2 Minimising greenhouse gas emissions HC1 Heritage conservation and growth
GB2 Circular Economy	SI 7 Reducing waste D3 Optimising site capacity through the design-led approach
GB3 Whole Life-cycle Carbon	SI 2 Minimising greenhouse gas emissions
GB4 Energy and Net Zero Carbon	SI 2 Minimising greenhouse gas emissions SI 3 Energy infrastructure
GB5 Overheating	SI 4 Managing heat risk D6 Housing Quality and Standards
GB6 Air Quality	SI 1 Improving Air Quality
GB7 Construction Management	D14 Noise SI 1 Improving Air Quality SI 8 Waste capacity and net waste self-sufficiency SI 10 Aggregates T7 Deliveries, servicing and construction
GB8 Noise and Vibration	D13 Agent of Change D14 Noise SI 8 Waste capacity and net waste self-sufficiency T7 Deliveries, servicing and construction
GB9 Odour	D13 Agent of Change E7 Industrial intensification, co-location and substitution

	SI 8 Waste capacity and net waste self-sufficiency
GB10 Light Pollution	D8 Public realm D9 Tall buildings D13 Agent of Change G6 Biodiversity and access to nature
GB11 Flood Risk	D10 Basement development D11 Safety, security and resilience to emergency SI 12 Flood risk management
GB12 Surface Water Run-off and SuDS	D11 Safety, security and resilience to emergency SI 12 Flood risk management SI 13 Sustainable drainage
GB13 Water and Wastewater Infrastructure	SI 5 Water Infrastructure
GB14 <u>Waterways Green and Blue Infrastructure</u>	<u>D8 Public realm</u> <u>G1 Green Infrastructure</u> <u>G5 Urban greening</u> <u>G6 Biodiversity and access to nature</u> <u>G8 Food Growing</u> SI 12 Flood risk management SI 14 Waterways – strategic role SI 16 Waterways – use and enjoyment SI 17 Protecting and enhancing London's waterways
GB15 Green Infrastructure	G1 Green Infrastructure G5 Urban greening G8 Food Growing
GB16 Parks, Gardens and Open Spaces	D8 Public realm D10 Basement development G1 Green Infrastructure G3 Metropolitan Open Land G4 Open space G6 Biodiversity and access to nature S4 Play and informal recreation
GB17 Biodiversity	G6 Biodiversity and access to nature SI 14 Waterways – strategic role SI 17 Protecting and enhancing London's waterways
GB18 Trees and Landscape	D8 Public realm

	G1 Green Infrastructure G5 Urban greening G7 Trees and woodlands
GB19 Waste Management	SI 5 Water infrastructure SI 7 Reducing waste and supporting the circular economy SI 8 Waste capacity and net waste self-sufficiency SI 9 Safeguarded waste sites
GB20 Contaminated Land	SD1 Opportunity Areas E7 Industrial intensification, co-location and substitution SI 10 Aggregates
Homes	
HO1 Delivery and Protection of Homes	GG4 Delivering the homes Londoners need D3 Optimising site capacity through the design-led approach H1 Increasing housing supply H2 Small sites H8 Loss of existing housing and estate redevelopment H9 Ensuring the best use of stock
HO2 Small Sites	GG4 Delivering the homes Londoners need D3 Optimising site capacity through the design-led approach H1 Increasing housing supply H2 Small sites
HO3 Community Housing	GG4 Delivering the homes Londoners need H4 Delivering affordable housing H5 Threshold approach to applications H6 Affordable housing tenure H7 Monitoring of affordable housing H8 Loss of existing housing and estate redevelopment
HO4 Housing Size and Standards	GG4 Delivering the homes Londoners need D6 Housing quality and standards D7 Accessible housing H10 Housing size mix
HO5 Specialist Housing	GG4 Delivering the homes Londoners need D5 Inclusive design H4 Delivering affordable housing

	H13 Specialist older person housing
HO6 Other Housing Products	GG4 Delivering the homes Londoners need H11 Build to Rent H12 Supported and specialized accommodation H15 Purpose-built student accommodation
HO7 Estate Renewal	GG4 Delivering the homes Londoners need H8 Loss of existing housing and estate redevelopment
HO8 Gypsy and Traveller Accommodation	GG4 Delivering the homes Londoners need H14 Gypsy and traveller accommodation
Conservation and Design	
CD1 Context and Character	D2 Infrastructure requirements for sustainable densities D3 Optimising site capacity through the design-led approach D4 Delivering good design D5 Inclusive design
CD2 Design Quality, Character and Growth	D1 London's form, character and capacity for growth D3 Optimising site capacity through the design-led approach D4 Delivering good design D5 Inclusive design D11 Safety, security and resilience to emergency
<u>CDx Heritage Assets</u>	<u>HC1 Heritage conservation and growth</u> <u>D3 Optimising site capacity through the design-led approach</u> <u>D4 Delivering good design</u>
CD3 Heritage Assets – Conservation Areas	HC1 Heritage conservation and growth D3 Optimising site capacity through the design-led approach D4 Delivering good design
CD4 Heritage Assets – Listed Buildings	HC1 Heritage conservation and growth D3 Optimising site capacity through the design-led approach D4 Delivering good design
CD5 Scheduled Ancient Monuments and Archaeology	HC1 Heritage conservation and growth
CD6 Registered Parks and Gardens	HC1 Heritage conservation and growth

CD7 Tall Buildings	GG2 Making the best use of land D9 Tall buildings
CD8 Living Conditions	D3 Optimising site capacity through the design-led approach D6 Housing quality and standards
CD9 Small Scale Alterations and Additions	D3 Optimising site capacity through the design-led approach D4 Delivering good design
CD10 Basements	D4 Delivering good design D10 Basement development G7 Trees and woodlands HC1 Heritage conservation and growth SI 7 Reducing waste and supporting the circular economy SI 8 Waste capacity and net waste self-sufficiency SI 12 Flood risk management SI 13 Sustainable drainage
CD11 Existing Buildings – Roof Additions/ Additional Storeys	D3 Optimising site capacity through the design-led approach D4 Delivering good design HC1 Heritage conservation and growth
CD12 Existing Buildings – Extensions and Modifications	D3 Optimising site capacity through the design-led approach D4 Delivering good design HC1 Heritage conservation and growth
CD13 Shopfronts	D4 Delivering good design D5 Inclusive design HC1 Heritage conservation and growth
CD14 Views	HC3 Strategic and Local Views HC4 London View Management Framework
CD15 Fire Safety	D12 Fire safety
Town Centres	
TC1 Location of new town centres uses	SD4 The Central Activities Zone (CAZ) SD5 Offices, other strategic functions and residential development in the CAZ SD6 Town centres and high streets SD7 Town centres: development principles and Development Plan Documents SD8 Town centre network

TC2 Development within Town Centres	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p> <p>SD6 Town centres and high streets</p> <p>SD7 Town centres: development principles and Development Plan Documents</p> <p>SD8 Town centre network</p> <p>SD9 Town centres: Local partnerships and implementation</p>
TC3 Diversity of Uses within Town Centres	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p> <p>SD6 Town centres and high streets</p> <p>SD7 Town centres: development principles and Development Plan Documents</p> <p>SD8 Town centre network</p>
TC4 The Evening Economy	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p> <p>SD6 Town centres and high streets</p> <p>HC6 Supporting the night-time economy</p>
TC5 Local Shopping and other facilities which support the Walkable Neighbourhood	<p>SD7 Town centres: development principles and Development Plan Documents</p> <p>HC7 Protecting public houses</p>
TC6 Street Markets	<p>SD7 Town centres: development principles and Development Plan Documents</p> <p>SD8 Town centre network</p> <p>E9 Retail, markets and hot food takeaways</p>
TC7 Arts and Culture uses	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p> <p>SD6 Town centres and high streets</p> <p>HC5 Supporting London's culture and creative industries</p>
TC8 Hotels and other forms of tourist accommodation	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p> <p>SD6 Town centres and high streets</p> <p>E10 Visitor infrastructure</p>
TC9 Diplomatic and Allied Uses	<p>SD4 The Central Activities Zone (CAZ)</p> <p>SD5 Offices, other strategic functions and residential development in the CAZ</p>

TC10 South Kensington Strategic Cultural Area

SD4 The Central Activities Zone (CAZ)
SD5 Offices, other strategic functions and residential development in the CAZ
HC5 Supporting London's culture and creative industries

Business

BC1 Business uses

SD4 The Central Activities Zone (CAZ)
SD5 Offices, other strategic functions and residential development in the CAZ
SD6 Town centres and high streets
SD9 Town centres: Local partnerships and implementation
E1 Offices
E2 Providing suitable business space
E4 Land for industry, logistics and services to support London's economic function
E7 Industrial intensification, co-location and substitution
E8 Sector growth opportunities and clusters

BC2 Creative and Cultural Businesses

SD4 The Central Activities Zone (CAZ)
HC5 Supporting London's culture and creative industries

BC3 Affordable Workspace

E3 Affordable workspace

Social Infrastructure

SI1 Social Infrastructure and Facilities

GG1 Building strong and inclusive communities
GG2 Making the best use of land
GG3 Creating a healthy city
GG6 Increasing efficiency and resilience
S1 Developing London's social infrastructure
S2 Health and social care facilities
S3 Education and childcare facilities
S4 Play and informal recreation
S5 Sports and recreation facilities
S6 Public toilets
S7 Burial space
HC5 Supporting London's culture and creative industries
HC7 Protecting public houses

Streets and Transport

T1 Street Network	T1 Strategic approach to transport T2 Healthy Streets T5 Cycling
T2 Three-dimensional street form	D8 Public realm
T3 Living Streets and outdoor life	D5 Inclusive design D8 Public realm E9 Retail, markets and hot food takeaways HC5 Supporting London's culture and creative industries T2 Healthy Streets
T4 Streetscape	D4 Delivering good design D8 Public realm T2 Healthy Streets
T5 Land use and Transport	D2 Infrastructure requirements for sustainable densities T1 Strategic approach to transport T2 Healthy Streets
T6 Active Travel	T1 Strategic approach to transport T2 Healthy Streets T4 Assessing and mitigating transport impacts T5 Cycling T9 Funding transport infrastructure through planning
T7 Public Transport	D5 Inclusive design T1 Strategic approach to transport T2 Healthy Streets T3 Transport capacity, connectivity and safeguarding
T8 Car Parking	T1 Strategic approach to transport T2 Healthy Streets T3 Transport capacity, connectivity and safeguarding T4 Assessing and mitigating transport impacts T6 Car parking
T9 Servicing	T4 Assessing and mitigating transport impacts T7 Deliveries, servicing and construction

Places

PLV1 Kensal Canalside	SD1 Opportunity Areas GG1 Building strong and inclusive communities
PLV2 Earl's Court	GG2 Making the best use of land GG3 Creating a healthy city GG4 Delivering the homes Londoners need GG5 Growing a good economy GG6 Increasing efficiency and resilience
PLV3 Lancaster West Estate and Notting Dale	GG1 Building strong and inclusive communities
PLV4 Westway Vision	GG2 Making the best use of land
PLV5 Kensal Employment Zone Vision	GG3 Creating a healthy city
PLV6 Freston/ Latimer Road Employment Zone Vision	GG4 Delivering the homes Londoners need GG5 Growing a good economy
PLV7 Lots Road Employment Zone Vision	GG6 Increasing efficiency and resilience
PLV8 Kensington High Street	
PLV9 Portobello Road	
PLV10 Notting Hill Gate	
PLV11 South Kensington	
PLV12 Kings Road (East)	
PLV13 Kings Road (West)	
PLV14 Earl's Court	
PLV15 Brompton Cross	
PLV16 Westbourne Grove	
PLV17 Knightsbridge	
PLV18 Fulham Road West	
PLV19 Keeping Life Local – Walkable neighbourhoods	

Site Allocations

SA1 Kensal Canalside	GG4 Delivering the homes Londoners need SD1 Opportunity Areas SD7 Town centres: development principles and Development Plan Documents
SA2 Earl's Court Exhibition Centre	D1 London's form, character and capacity for growth D2 Infrastructure requirements for sustainable densities

	D3 Optimising site capacity through the design-led approach H1 Increasing housing supply
SA3 100/100A West Cromwell Road	GG4 Delivering the homes Londoners need
SA4 Former Territorial Army Site, 245 Warwick Road	SD7 Town centres: development principles and Development Plan Documents
SA5 Wornington Green (Phase 3)	D1 London's form, character and capacity for growth
SA6 Lots Road South	D2 Infrastructure requirements for sustainable densities
SA7 Edenham Way	D3 Optimising site capacity through the design-led approach
SA8 Chelsea Farmer's Market	H1 Increasing housing supply
SA9 Units 1-14 Latimer Road Industrial Estate	H2 Small sites
SA10 Newcombe House	
SA11 535 King's Road, The Plaza	
SA12 Harrington Road Car Park Allocation	
SA13 Emmanuel Kaye Building	
SA14 142A Highlever Road	
SA15 Colebrook Court	
SA16 Holland Park Triangle	
Infrastructure and Planning Contributions	
IP1 Infrastructure Delivery and Planning Contributions	D2 Infrastructure requirements for sustainable densities H4 Delivering affordable housing S1 Developing London's social infrastructure S4 Play and informal recreation SI 1 Improving air quality SI 2 Minimising greenhouse gas emissions T4 Assessing and mitigating transport impacts T9 Funding transport infrastructure through planning Chapter 11 Funding the London Plan
IP2 Planning Enforcement	N/A

Ref	Page	Policy/ Paragraph	Modification
MM383	N/A	New Appendix 6	Add a new appendix [attached below] showing Primary and Secondary frontages as well as all Town Centres boundaries.

Appendix 6 - Town Centre Maps

Higher Order Town Centres

Please note the solid lines illustrate the primary frontages, while dotted lines illustrate the secondary frontages.

Knightsbridge International Centre

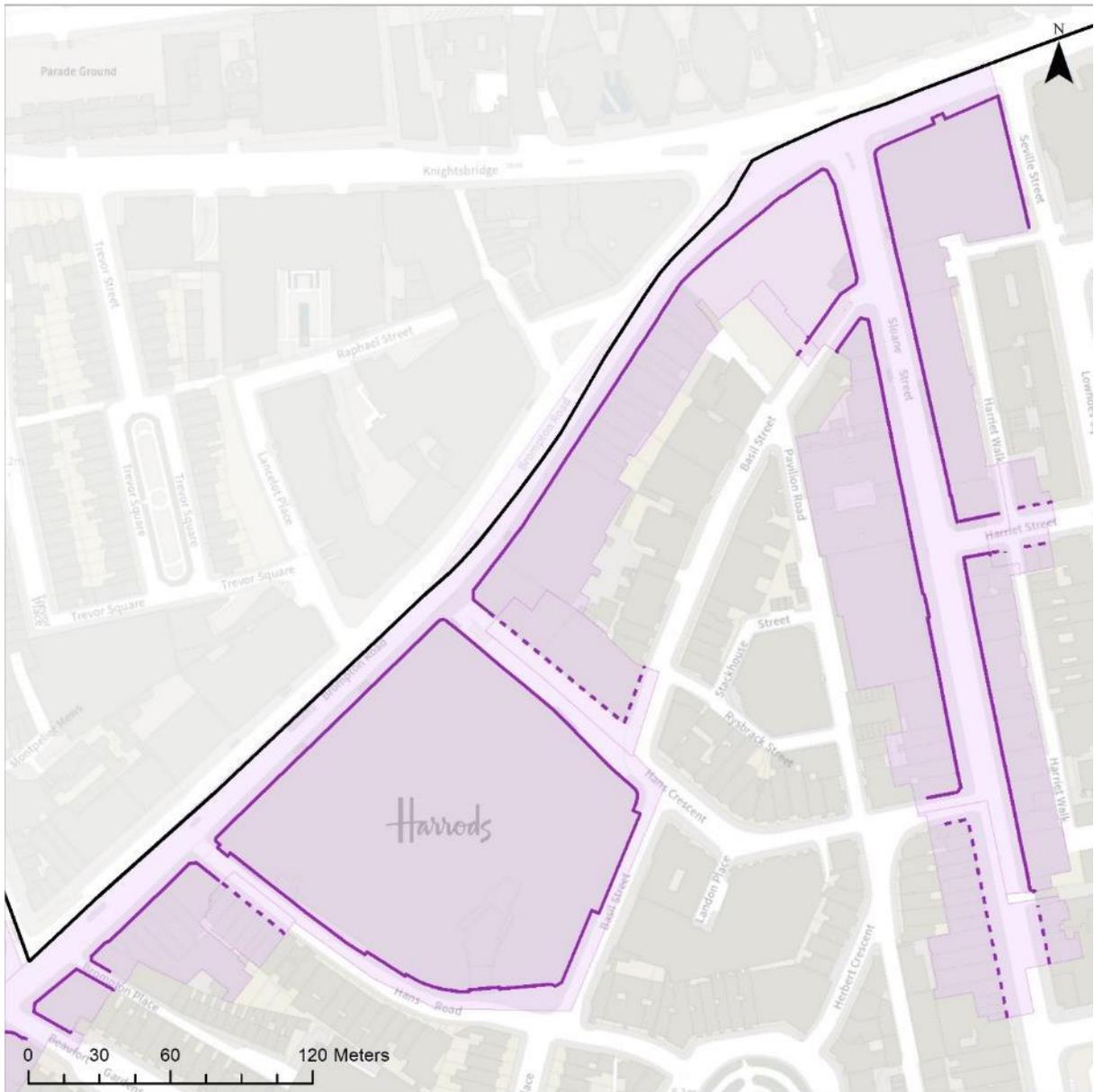
Primary Shopping Frontage

1–33 (inclusive) Sloane Street
166–207 (inclusive) Sloane Street
109 Knightsbridge
1–24 (inclusive) Brompton Arcade
1–207 (odd) Brompton Road
1–62 (inclusive) Beauchamp Place

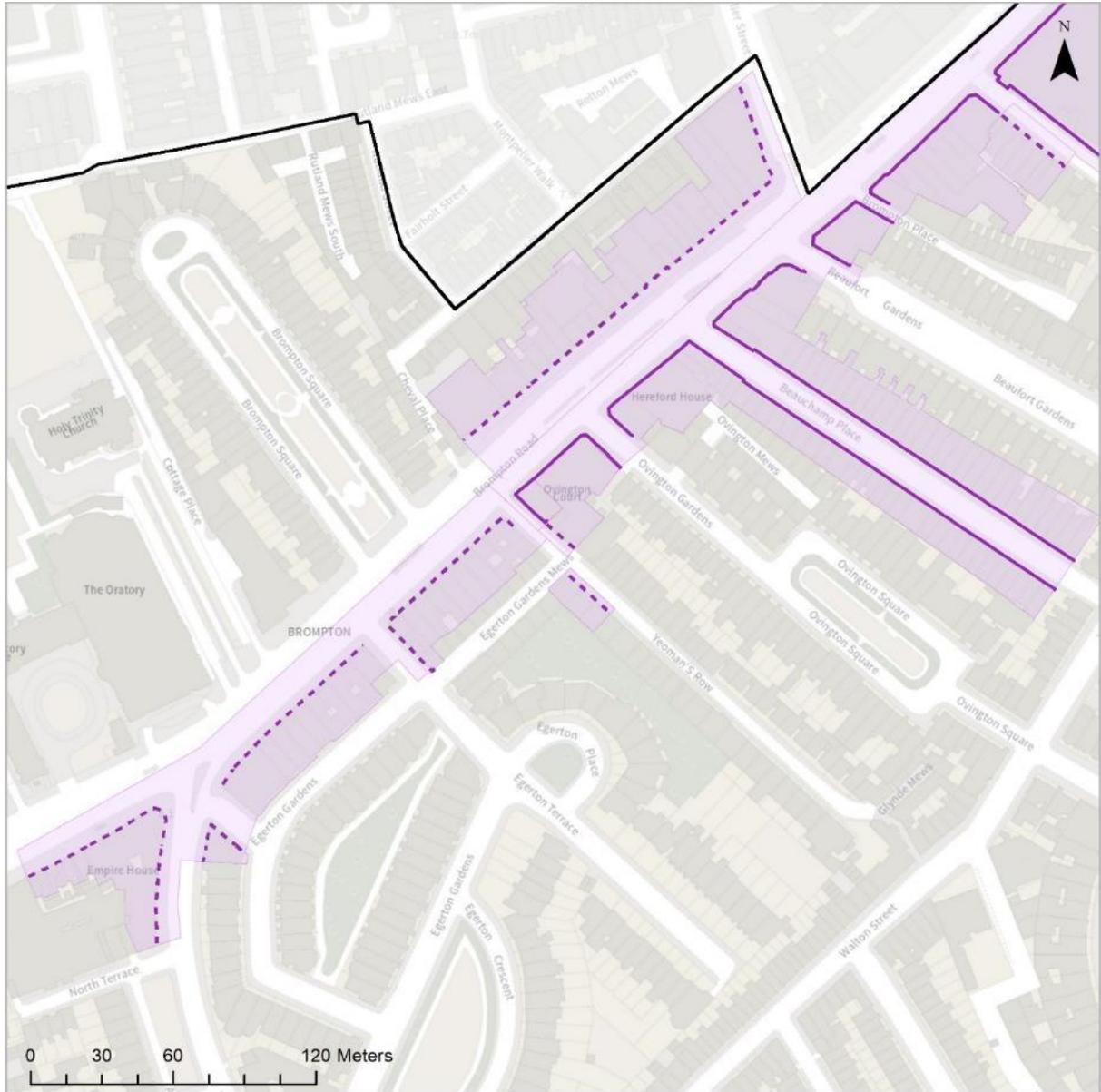
Secondary Shopping Frontage

35b–49a (inclusive) Sloane Street
163–165 (inclusive) Sloane Street
4–8 (even) Harriet Street
7–9 (odd) Harriet Street
2–8 (even) Basil Street
32–52 (even) Hans Crescent
2–10 (even) Hans Road
1–11 (odd) Montpelier Street
132–188 (even) Brompton Road
209–251 (odd) Brompton Road
220–244 (even) Brompton Road
1–10a (inclusive) Thurloe Place
1–5 (odd) Egerton Terrace
1–3 (odd) Yeoman's Row
2–4 (even) Yeoman's Row

Northern part of Knightsbridge International Town Centre



Southern part of Knightbridge International Town Centre



Kensington High Street Major Centre

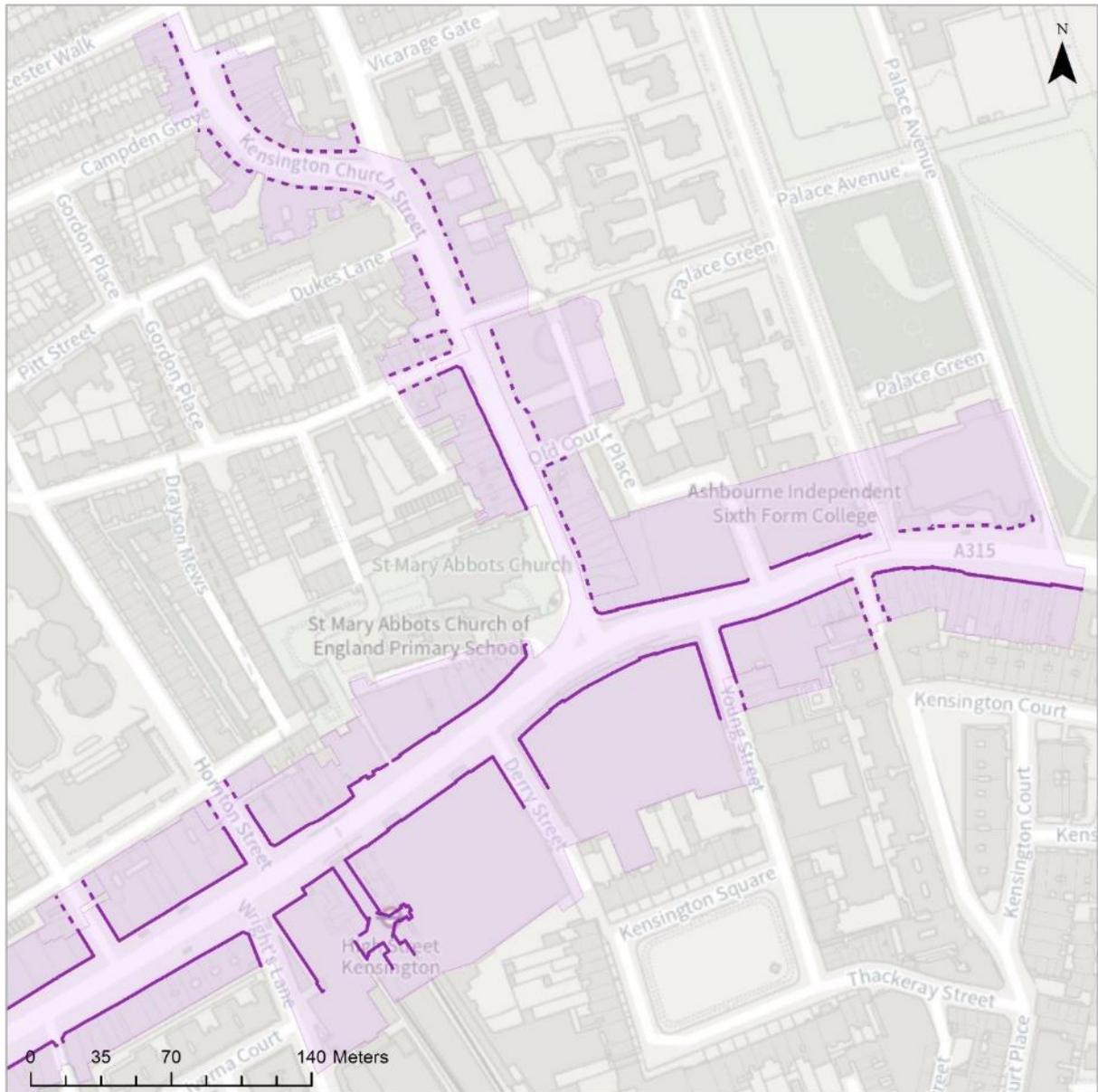
Primary Shopping Frontage

1–35a/b (odd) Kensington High Street
37–237 (odd) Kensington High Street
26–74 (even) Kensington High Street
80–206 (even) Kensington High Street
1–23 (odd) Kensington Church Street
Kensington Station Mall
1–3 Young Street
Barkers Arcade

Secondary Shopping Frontage

9 Phillimore Walk
1/1a Argyll Road
1–5 (odd) Campden Hill Road
4 Campden Hill Road
4–10 Hornton Street
116 Kensington High Street (1
Phillimore Walk)
1–7 (odd) Holland Street
4–14 (even) Holland Street
2–28a (even) Kensington Church Street
25–39 (odd) Kensington Church Street
43–81 (odd) Kensington Church Street
30–64 (even) Kensington Church Street
21–23 (inclusive) Vicarage Gate
47 Kensington Court
8 Old Court Place
2–18 (even) Lancer Square
2–26 (even) Kensington High Street
(Royal Garden Hotel)
101a Kensington High Street
239–249 (odd) Kensington High Street
(Including 1–9 Earls Court Road)
208–222 Kensington High Street (Troy
Court)
255–281 (odd) Kensington High Street
240–296 (even) Kensington High Street
5–9 (odd) Young Street
1–25 (odd) Abingdon Road
2–14 (even) Abingdon Road
1a, 2 Phillimore Gardens
4–14 (even) Earl's Court Road
32 Melbury Road
255–281 (odd) Kensington High Street

Eastern part of Kensington High Street Major Centre



King's Road (East) Major Centre

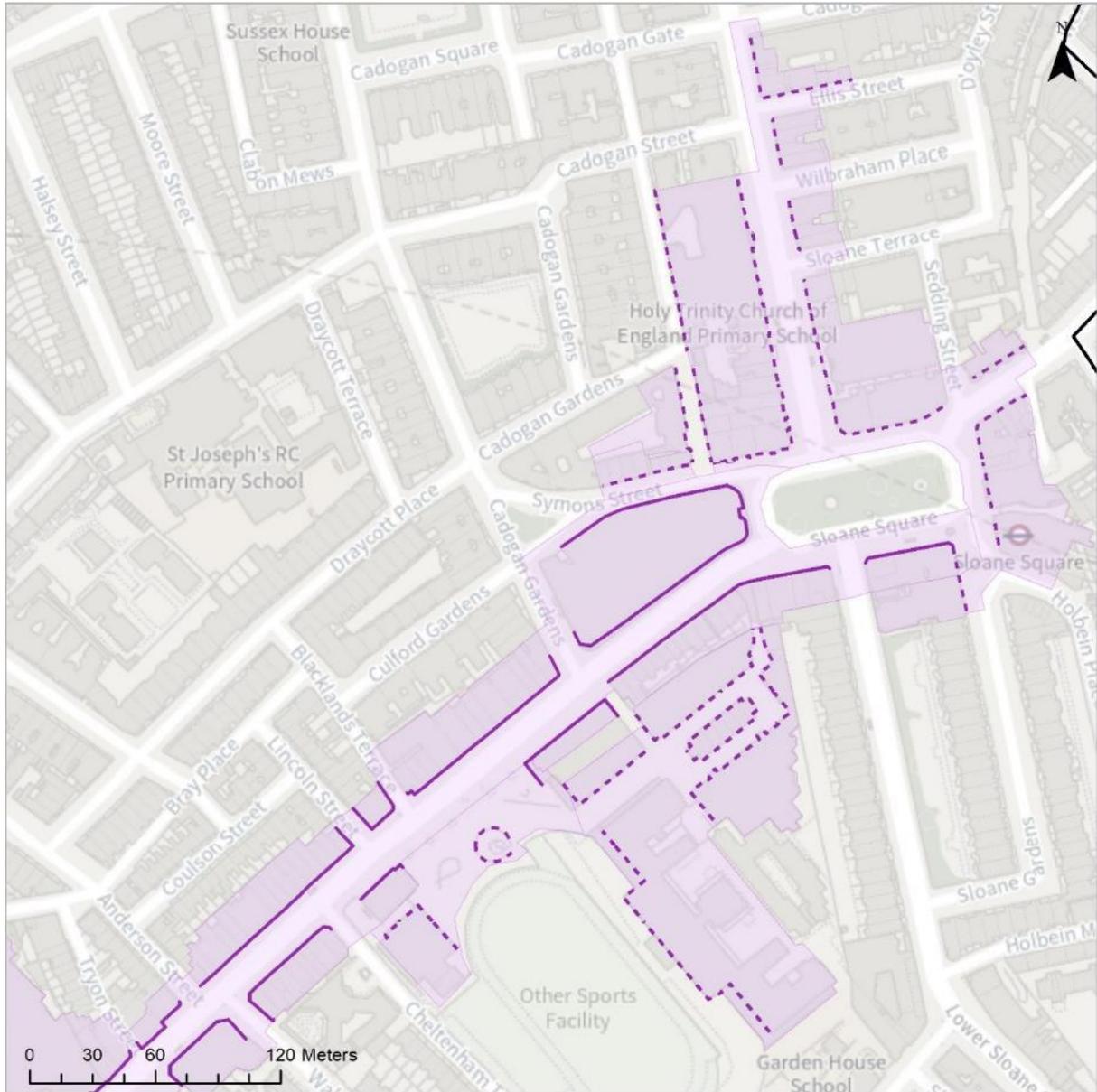
Primary Shopping Frontage

9–97a (odd) King's Road
105–115 (odd) King's Road
119–163 (odd) King's Road
2–234 (even) King's Road
King's Walk Mall (all units), 122 King's Road
15 Flood Street
27a–36 (inclusive) Sloane Square
Block A, Duke of York HQ, King's Road
6 Duke of York's Square

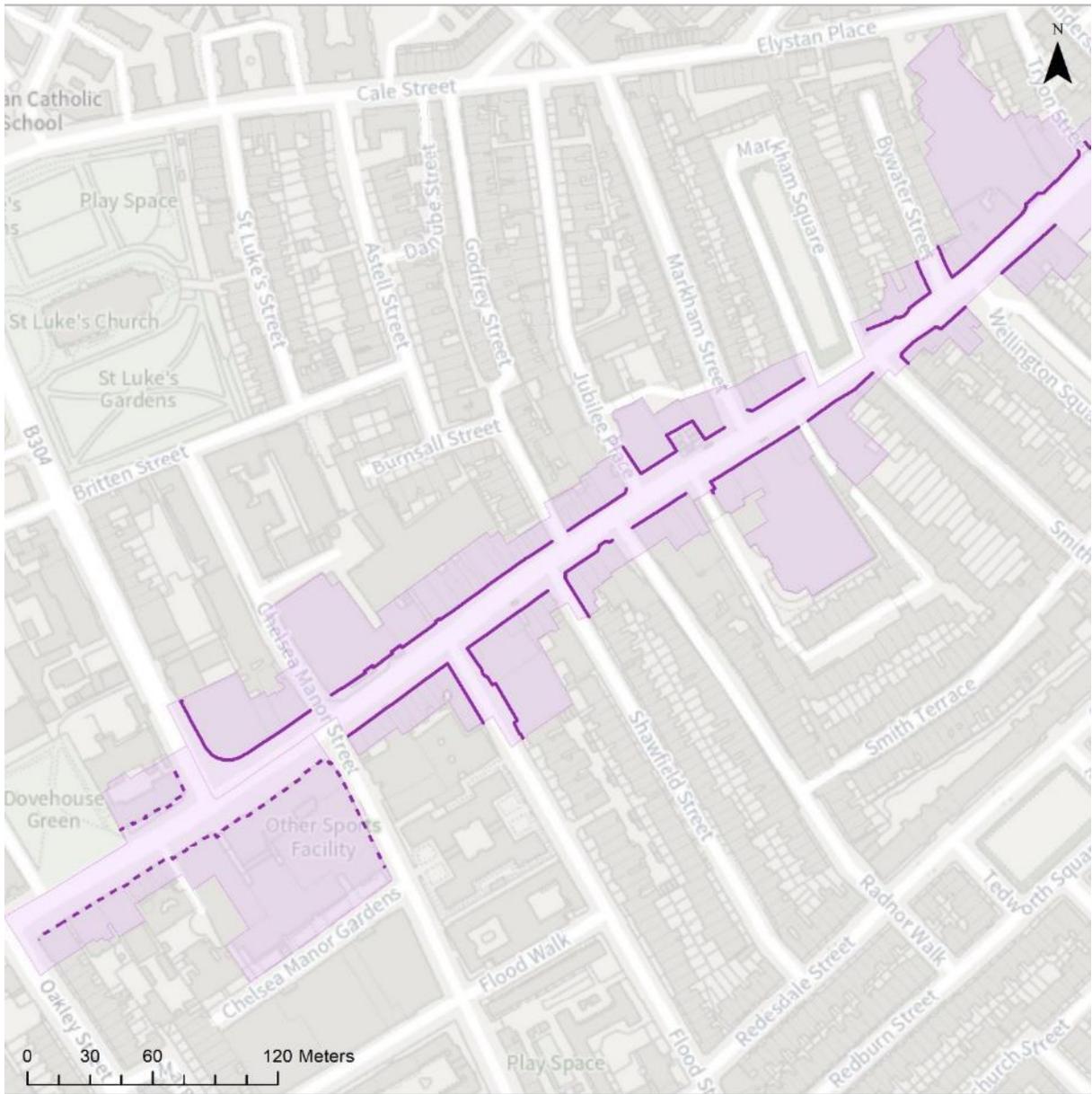
Secondary Shopping Frontage

2a–12 (even) Symons Street
15–16 Symons Street
214–224 (even) Pavilion Road
257–261 (odd) Pavilion Road
237–255 Pavilion Road (odd)
1–18 (inclusive) Sloane Square
Sloane Square Station
Royal Court Theatre, Sloane Square
48–55a (inclusive) Sloane Square
16–18 Sloane Square
127–145 (inclusive) Sloane Street
146–162c (inclusive) Sloane Street
10–12 Blacklands Terrace
183–209 (odd) King's Road
1–6 (inclusive) Ellis Street
250 King's Road
Chelsea Old Town Hall, King's Road
Chelsea Sports Centre, Chelsea Manor Street
184–194 (even) Pavilion Road
265–267 Pavilion Road
1, 1a, 215, 4a Duke of York's Square
9 Duke of York's Square
12–17, 22–24, 30–41 Duke of York's Square
50–55, 65 Duke of York's Square
70–76, 80–90, 100 Duke of York's Square

Eastern part of King's Road (East) Major Centre



Western part of King's Road (East) Major Centre



Brompton Cross District Centre

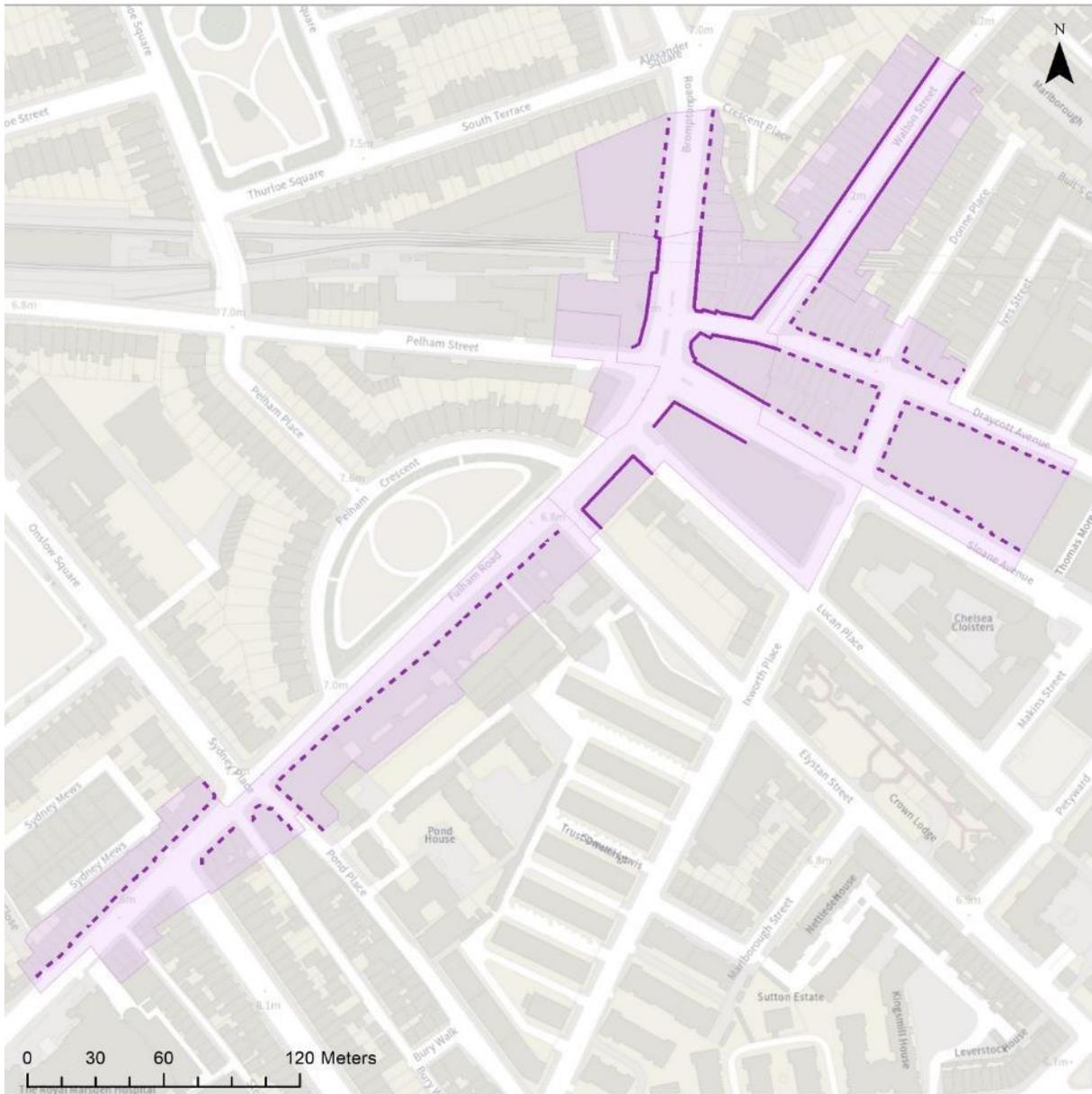
Primary Shopping Frontage

69–117 (odd) Walton Street
148–206 (even) Walton Street
122–132 (even) Draycott Avenue
303–315 (odd) Brompton Road
264–280 (even) Brompton Road
77–79 Fulham Road (Eden House)
81 Fulham Road (Michelin House)
91–103 (odd) Fulham Road

Secondary Shopping Frontage

96–118 (even) Draycott Avenue
139–155 Draycott Avenue
163–177 (odd) Draycott Avenue
117a–121 Walton Street
283–301 (odd) Brompton Road
250–262 (even) Brompton Road
6 Fulham Road
44–78 (even) Fulham Road
105–195 (odd) Fulham Road
42–48 (even) Pelham Street
91–93 (odd) Pelham Street
60–86 Sloane Avenue
77–79 Ixworth Place
5–7 Pond Place
2 Pond Place

Brompton Cross District Centre



Fulham Road District Centre

Primary Shopping Frontage

299–365 (odd) Fulham Road
152–232 (even) Fulham Road
367 Fulham Road (Ellesmere Site)

Secondary Shopping Frontage

134–144 (even) Fulham Road
234–238 (even) Fulham Road
273–297 (odd) Fulham Road
240–306b (even) Fulham Road
369a-f Fulham Road
451–459 Fulham Road
2–6 (even) Park Walk
18–24 (even) Park Walk
5–13a (odd) Park Walk
97d-f Drayton Gardens
99 Drayton Gardens
1a/b Hollywood Road

Eastern part of Fulham Road District Centre



Western part of Fulham Road District Centre



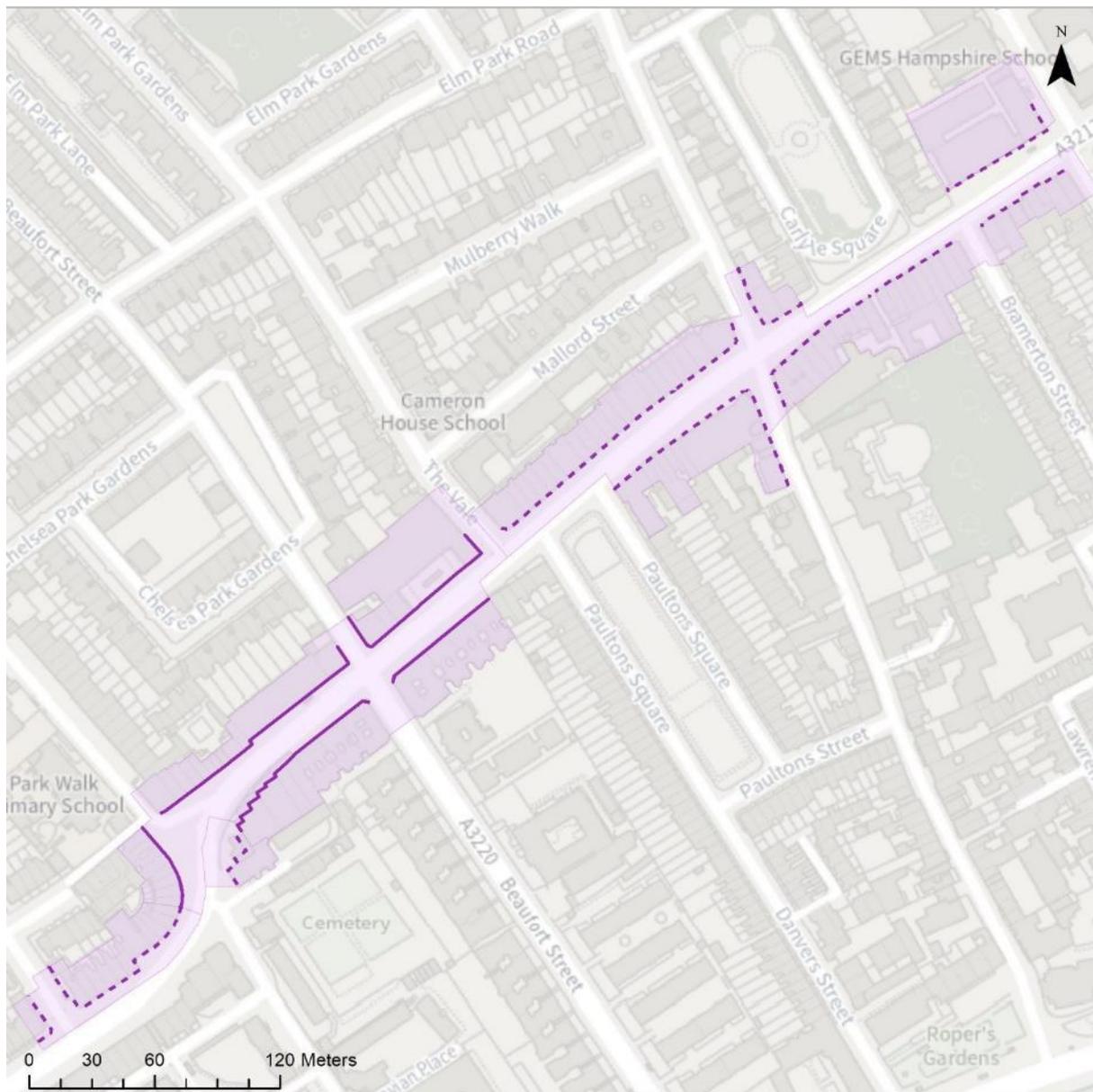
King's Road (West) District Centre

Primary Shopping Frontage

303–353 (odd) King's Road
350–408 (even) King's Road

Secondary Shopping Frontage

219–289d (odd) King's Road
296–348 (even) King's Road
355–359 (odd) King's Road
410–442 (even) King's Road
60–62 (even) Old Church Street
67 and 71 Old Church Street
9a Lamont Road



Notting Hill Gate District Centre

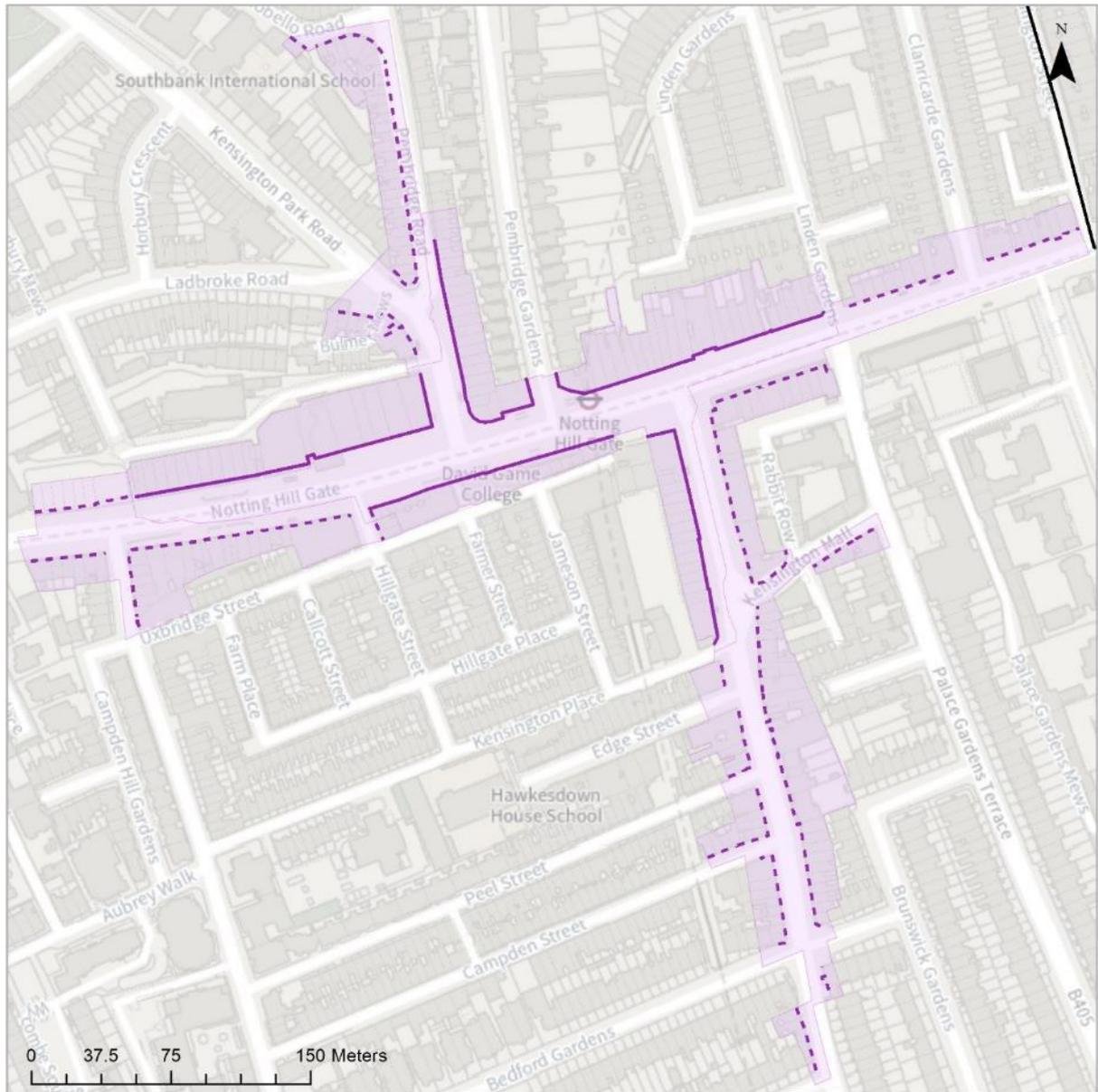
Primary Shopping Frontage

26–144 (even) Notting Hill Gate
47–101 (odd) Notting Hill Gate
203–237 (odd) Kensington Church
Street
2–40 (even) Pembridge Road

Secondary Shopping Frontage

2–24b (even) Notting Hill Gate
15–35 (odd) Notting Hill Gate
103–159 (odd) Notting Hill Gate
146–164 (even) Notting Hill Gate
1–7 (inclusive) Wellington Terrace
(Notting Hill Gate)
186–196 (even) Campden Hill Road
1–3 (odd) Hillgate Street
11–59 (odd) Pembridge Road
1–7 (odd) Ladbroke Road
7–15 (odd) Portobello Road
2–6 (even) Kensington Park Road
97–101b, 103–145 (odd) Kensington
Church Street
104, 104a, 106–206 (even) Kensington
Church Street
71 Palace Gardens Terrace
1–7 (odd) Kensington Mall
2a Bedford Gardens
1–6 (inclusive) Campden Street

Notting Hill Gate District Centre



Portobello Road District Centre

Primary Shopping Frontage

65–177 (odd) Portobello Road
82–88 (even) Portobello Road
100 Portobello Road
138–154 (even) Portobello Road
156–252 (even) Portobello Road
179–251 (odd) Portobello Road
303/303a Westbourne Park Road
281 Westbourne Grove

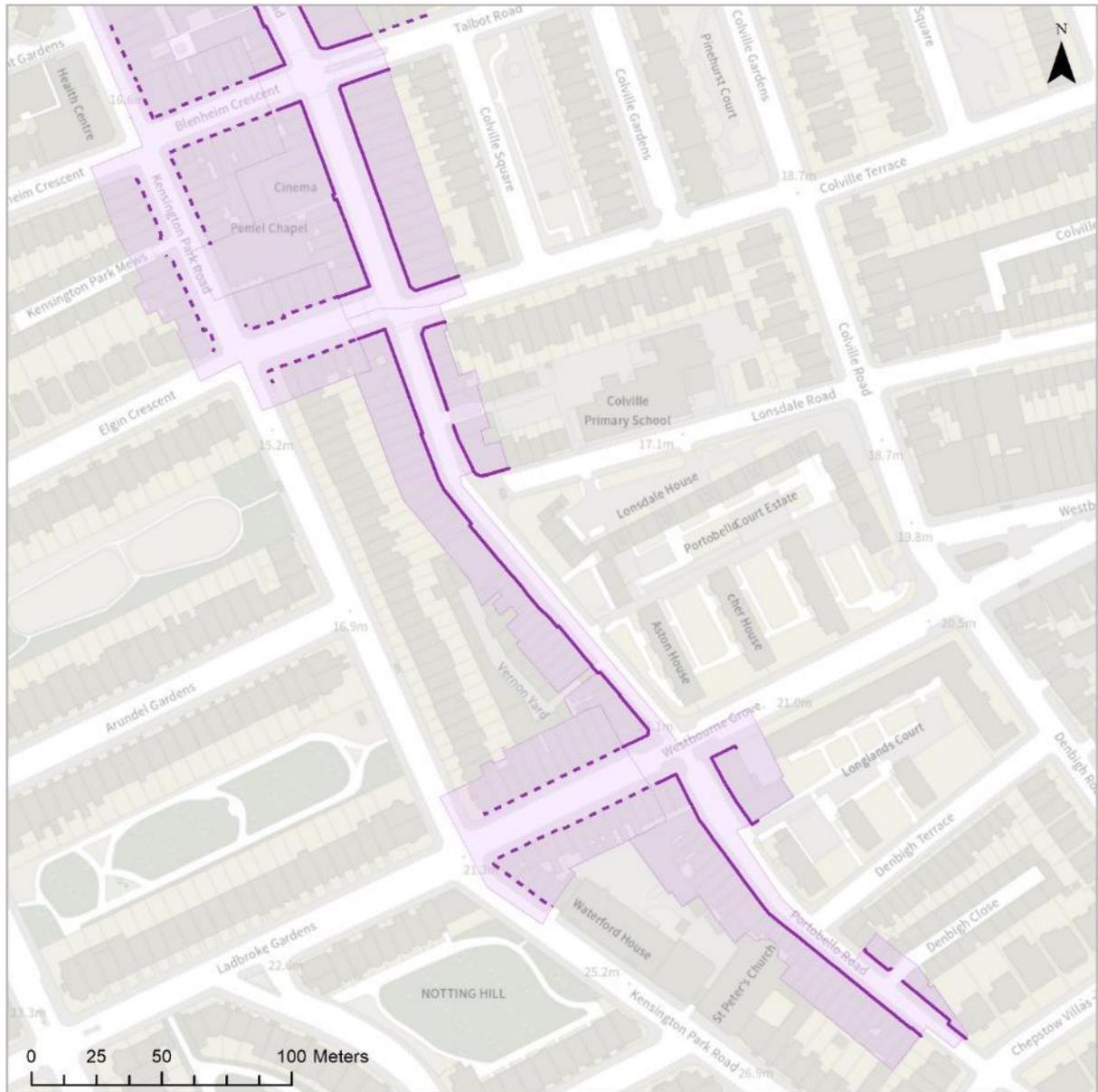
Secondary Shopping Frontage

253–275 (odd) Portobello Road
289–309 (odd) Portobello Road
266–292 (even) Portobello Road
72–80 (even) Tavistock Road
74 Lancaster Road
126–132 (even) Talbot Road
282–284 (even) Westbourne Park Road
305–317 (odd) Westbourne Park Road
17–37 (odd) Kensington Park Road
112–120 (even) Kensington Park Road
184–216 (even) Kensington Park Road
(excluding the Synagogue)
1–15 (odd) Blenheim Crescent
2–14 (even) Blenheim Crescent
4–14 (even) Elgin Crescent
5–15 (odd) Elgin Crescent
283–305 (odd) Westbourne Grove
284–306 (even) Westbourne Grove
Portobello Green Shopping Arcade
(underneath Westway)
61a,b,d Lancaster Road

Northern part of Portobello Road District Centre



Southern part of Portobello Road District Centre



South Kensington District Centre

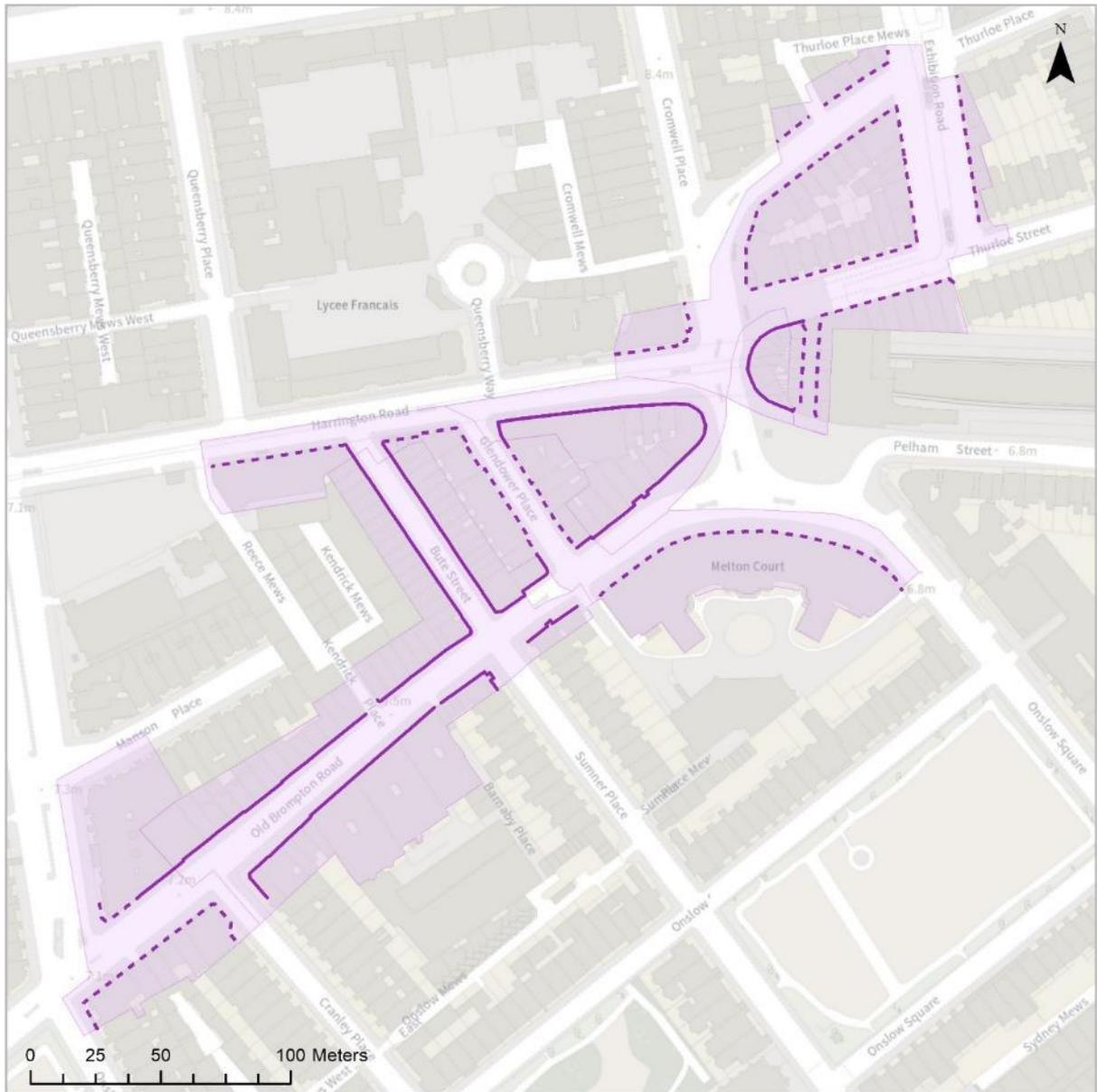
Primary Shopping Frontage

43–97 (odd) Old Brompton Road
1–86 (even) Old Brompton Road
3–31 (odd) Bute Street
4–28 (even) Bute Street
1–19 (odd) Harrington Road
1–11 (odd) Pelham Street
38–48 (even) Thurloe Street

Secondary Shopping Frontage

1–141 Old Brompton Road
99–115 (odd) Old Brompton Road
88–92a (even) Old Brompton Road
3–17 (odd) Glendower Place
2–12 (even) Glendower Place
21–37 (odd) Harrington Road
1–13 (odd) South Kensington Station
Arcade
2–8 (even) South Kensington Station
Arcade
20–36 (even) Thurloe Street
25–45 (odd) Thurloe Street
17–18 (inclusive) Cromwell Place
23–26 (inclusive) Cromwell Place
25–39 (inclusive) Thurloe Place
1a–19 (odd) Exhibition Road
2a–12 (even) Exhibition Road
17–18 (inclusive) Cromwell Place
108–108a Queen's Gate

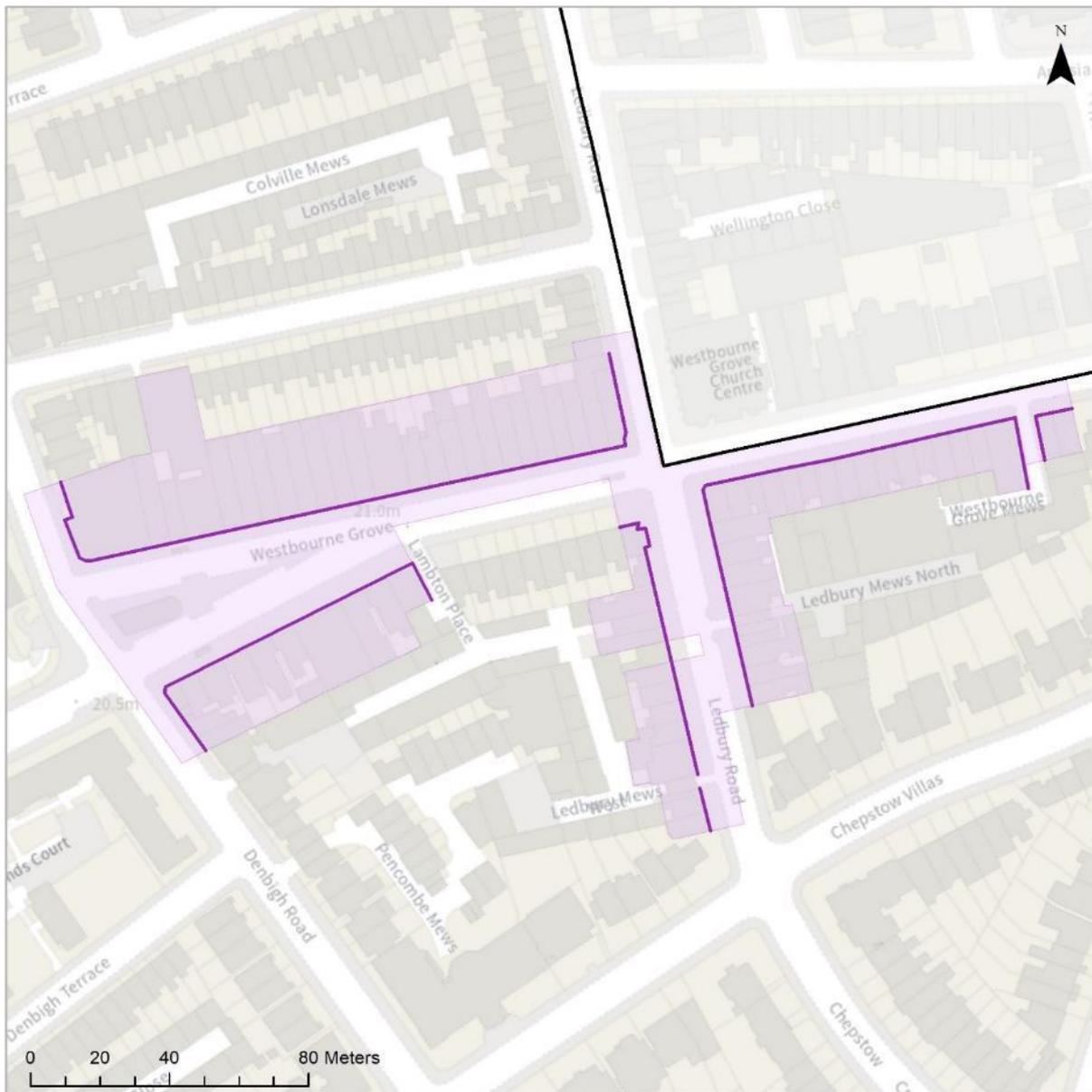
South Kensington District Centre



Westbourne Grove District Centre

Primary Shopping Frontage

- 171–207 Westbourne Grove
- 227/227a–247 Westbourne Grove
- 178a–236 Westbourne Grove
- 32–46 Ledbury Road
- 39–53 Ledbury Road
- 57–63/63a Ledbury Road
- 1–3 Denbigh Road



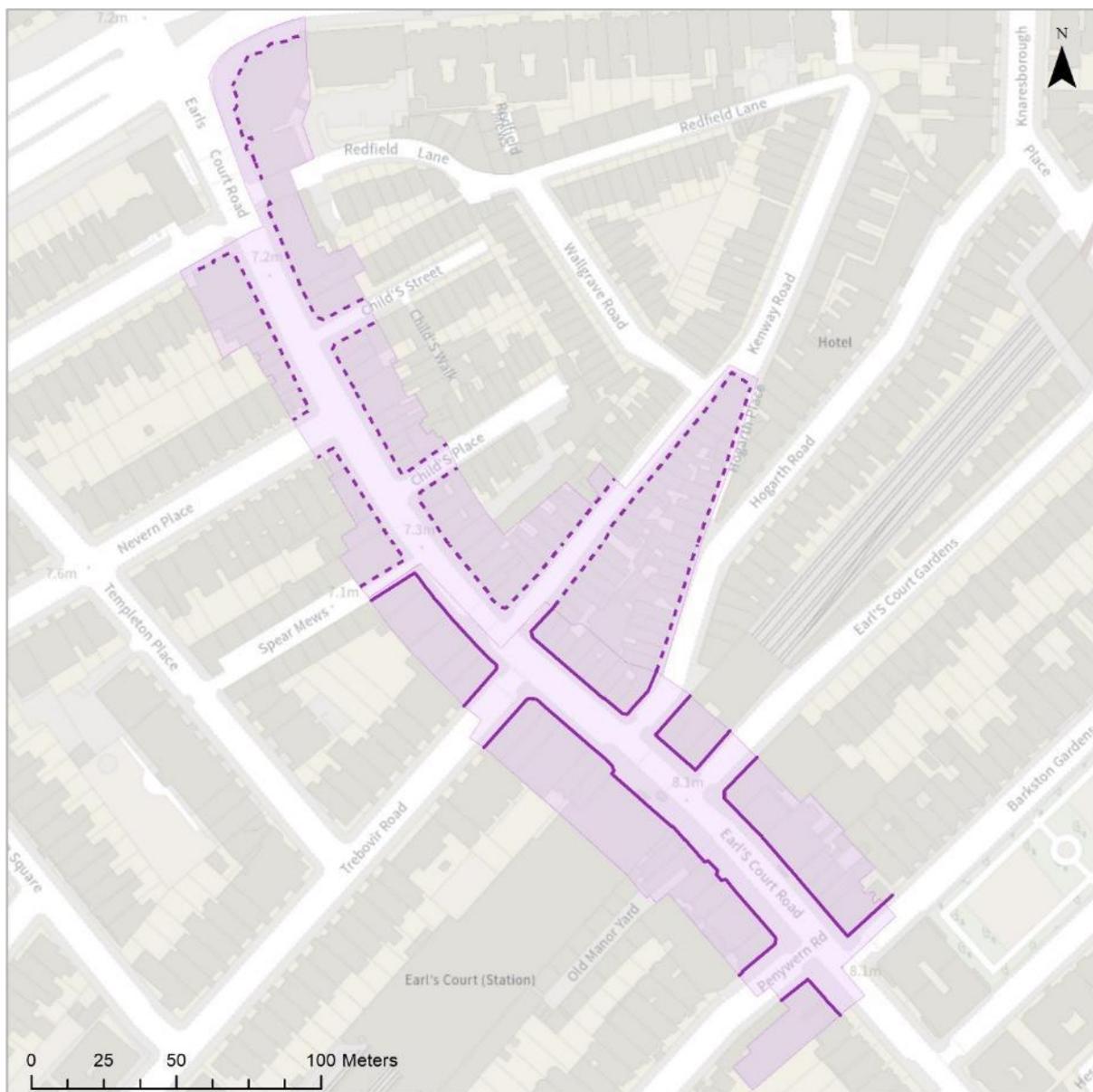
Earl's Court Road District Centre

Primary Shopping Frontage

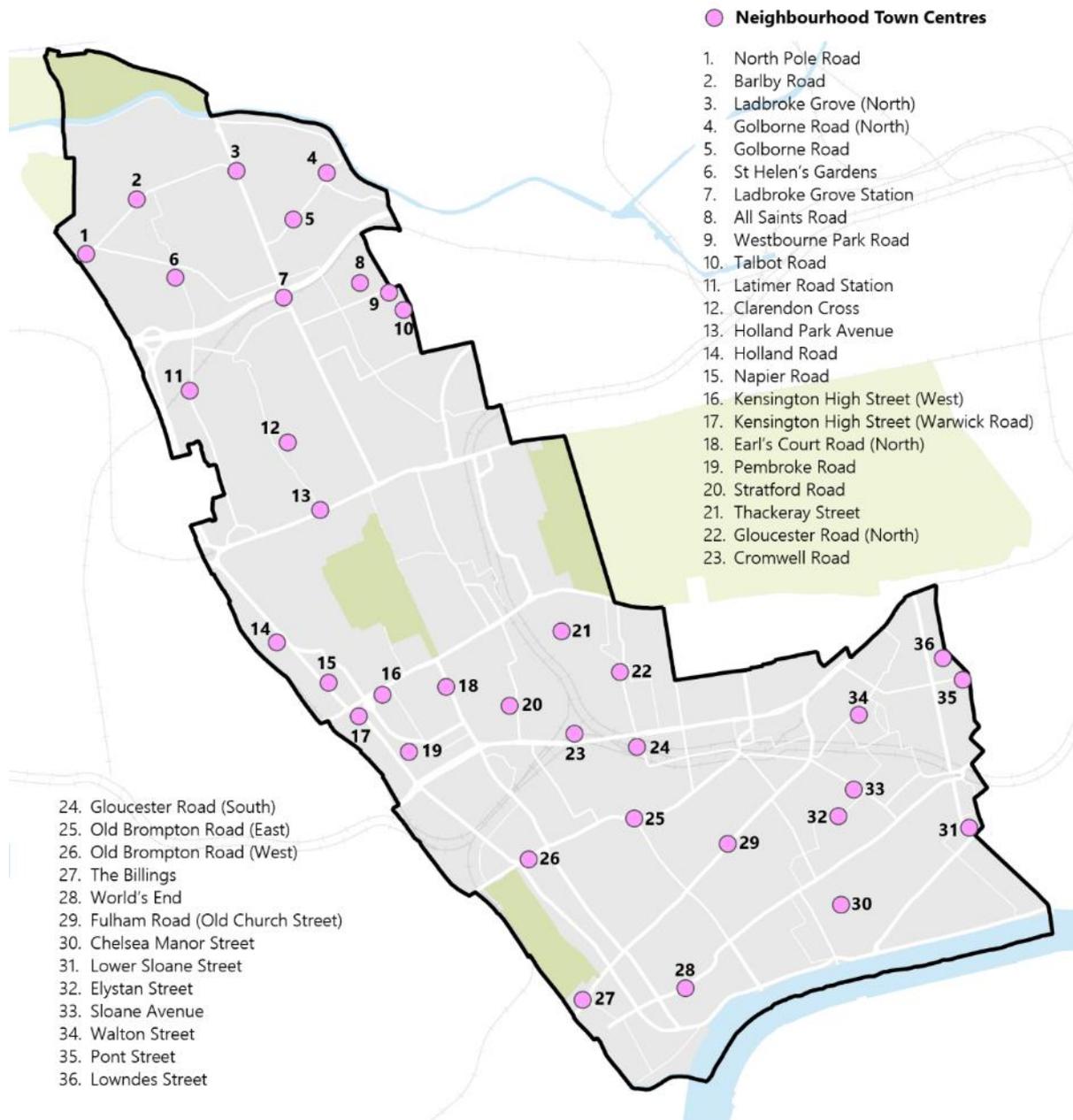
181–211 Earl's Court Road
190–268 Earl's Court Road

Secondary Shopping Frontage

109–211 Earl's Court Road
160–190 Earl's Court Road
1–11, 15 Kenway Road
36a–70 Kenway Road
2–16 Kenway Road
1–18 Hogarth Place
2–10 Hogarth Road
247–249 Cromwell Road



Neighbourhood Town Centres



1. North Pole Road

2–24 North Pole Road

13–21 North Pole Road

485–493 Latimer Road

1a St Quintin Gardens



2. Barlby Road

67–77 Barlby Road

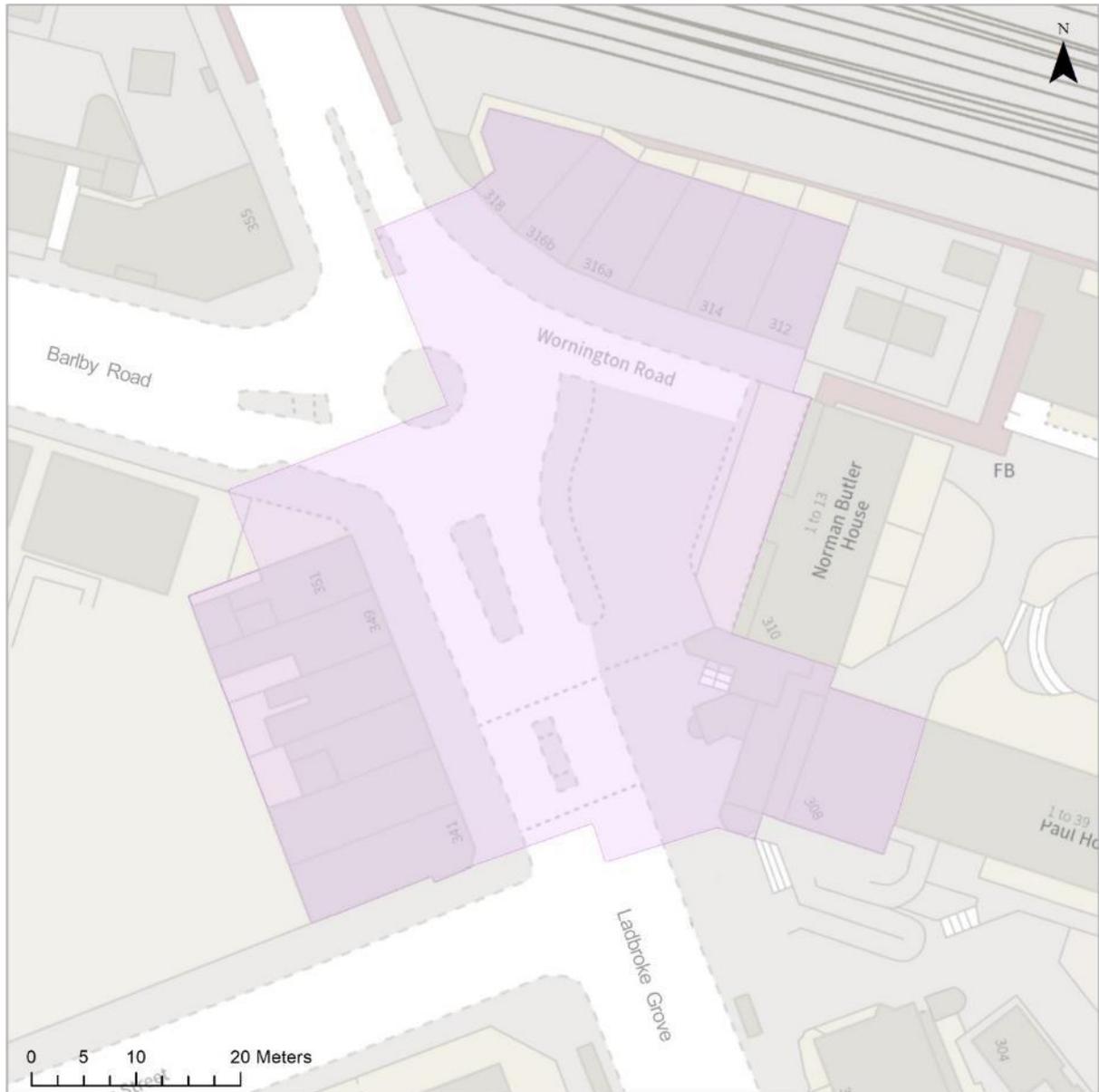
118 Dalgarno Gardens



3. Ladbroke Grove (North)

341–351 Ladbroke Road

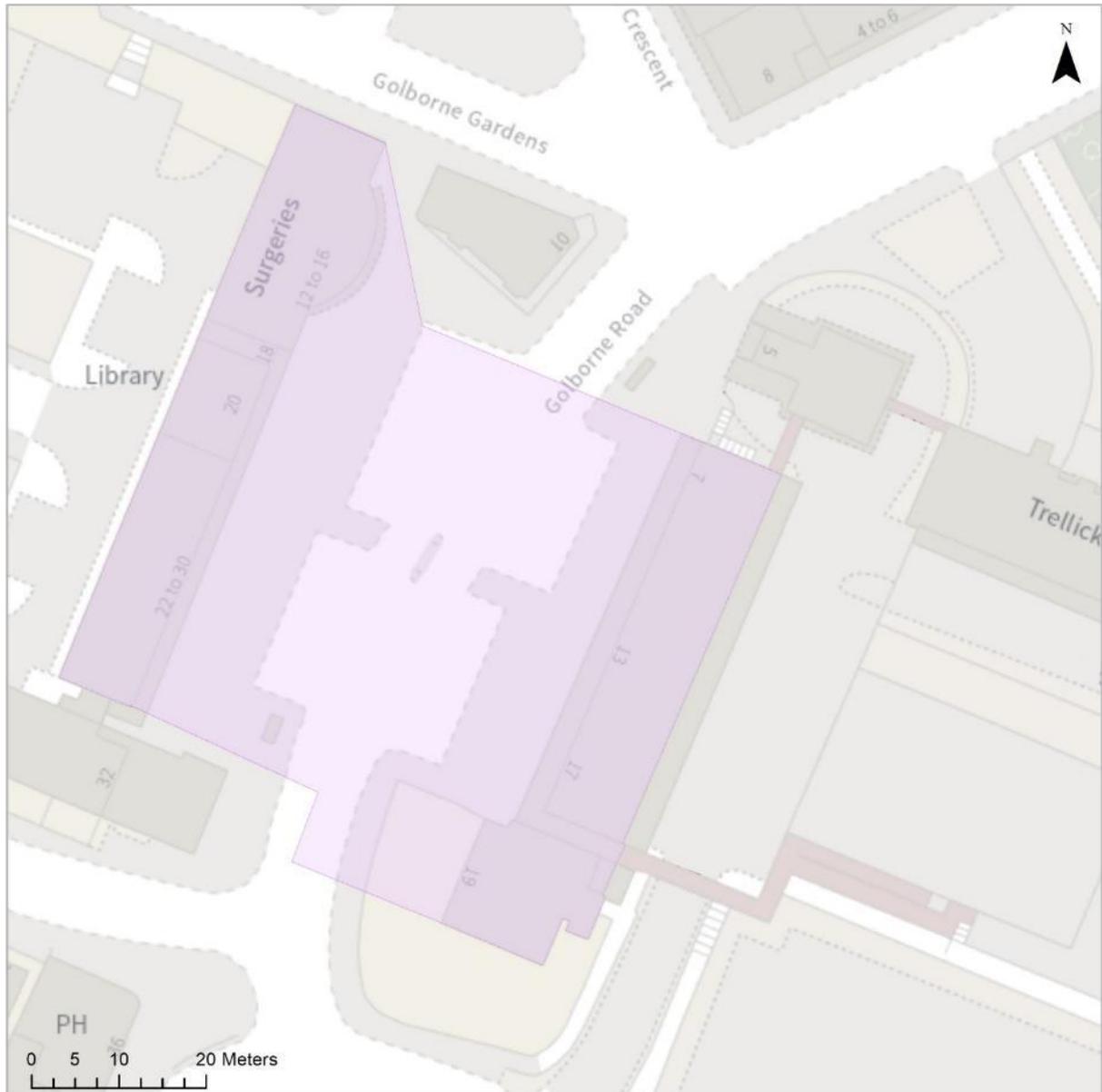
310–320 Ladbroke Grove



4. Golborne Road (North)

12–30 Golborne Road

7–19a Golborne Road



5. Golborne Road

51–105 Golborne Road

38–112 Golborne Road

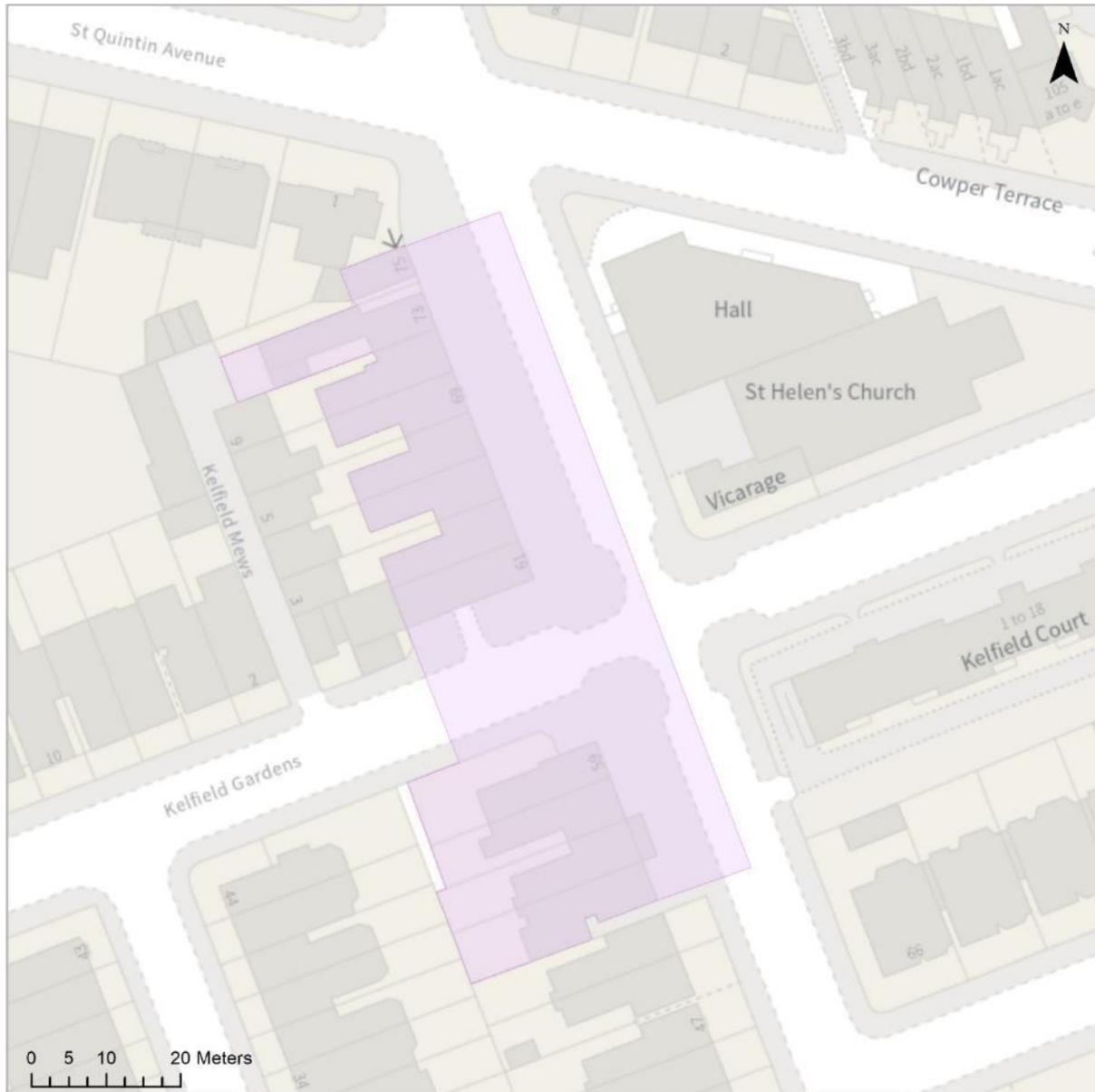
308–332 – 342 Portobello Road

319–373 Portobello Road



6. St Helen's Gardens

53–75 St Helens Gardens

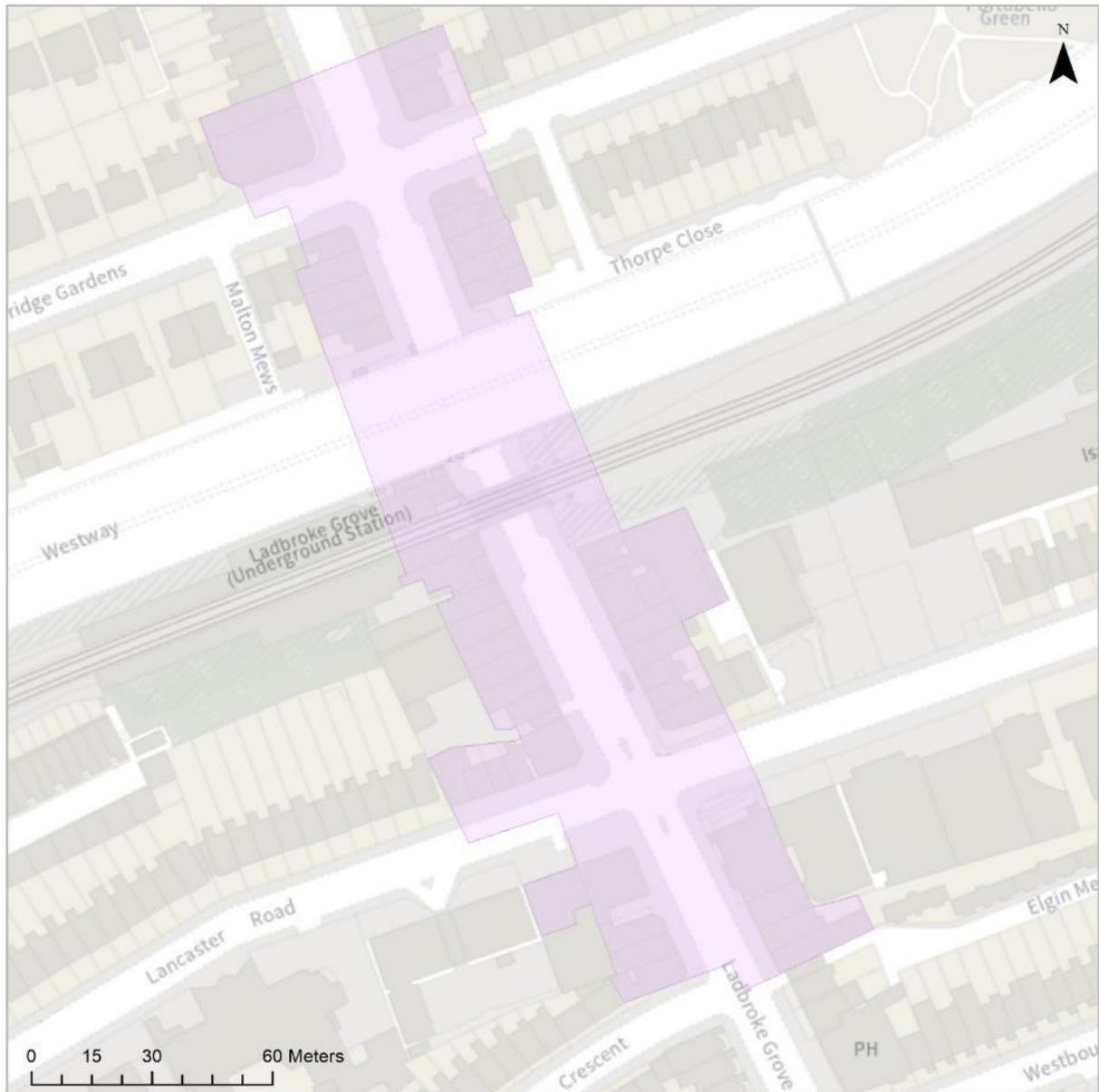


7. Ladbroke Grove Station

102–156 Ladbroke Grove

131–181 Ladbroke Grove

103, 134/134a–136/136a Lancaster Road



8. All Saints Road

3–45 All Saints Road

4–32 All Saints Road

230–236 Westbourne Park Road



9. Westbourne Park Road

209 Westbourne Park Road

213–225 Westbourne Park Road

20–24 Powis Terrace



10. Talbot Road

104–120 Talbot Road

99–111 Talbot Road

123/125 and 127 Ledbury Road



11. Latimer Road Station

3–11 Bramley Road

21–41 Bramley Road

86 and 92 Bramley Road

25 Lockton Street



12. Clarendon Cross

5–10 (inc.) Clarendon Cross

73 and 73a Clarendon Cross

96–104 Portland Road

129–141 Portland Road



13. Holland Park Avenue

80–150 Holland Park Avenue

1–2 Holland Park Terrace

1a Portland Road

2–14 Portland Road

2–10 Clarendon Road

1a Clarendon Road



14. Holland Road

11a–11b Russell Gardens

1–10 (inc.) Russell Gardens



15. Napier Road

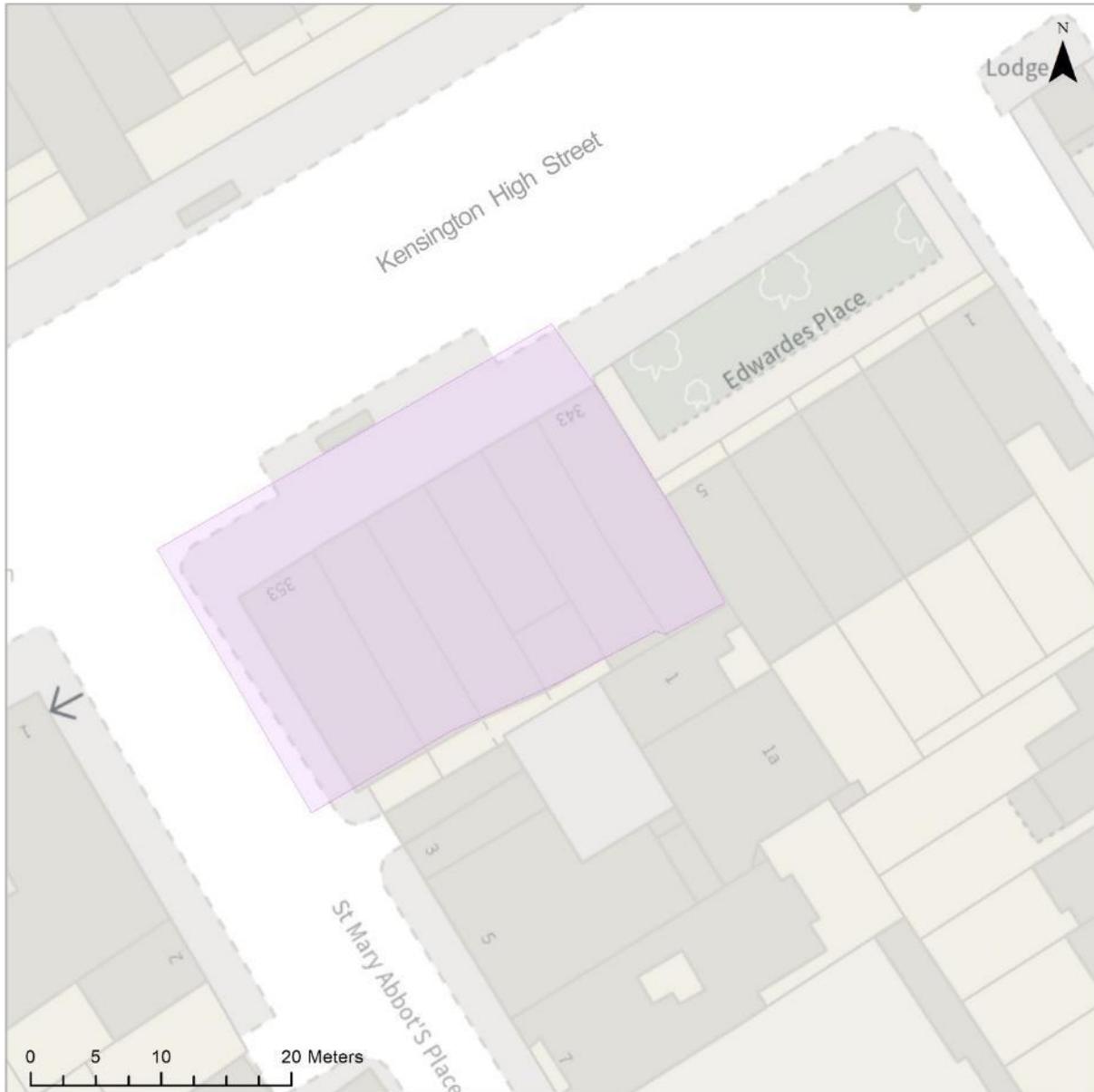
1–6 (inc.) Napier Road

34/38 Holland Road



16. Kensington High Street (West)

343–353 Kensington High Street



17. Kensington High Street (Warwick Road)

346–348 Kensington High Street

360 Kensington High Street

361–375 and 383, 389 and 391 Kensington High St

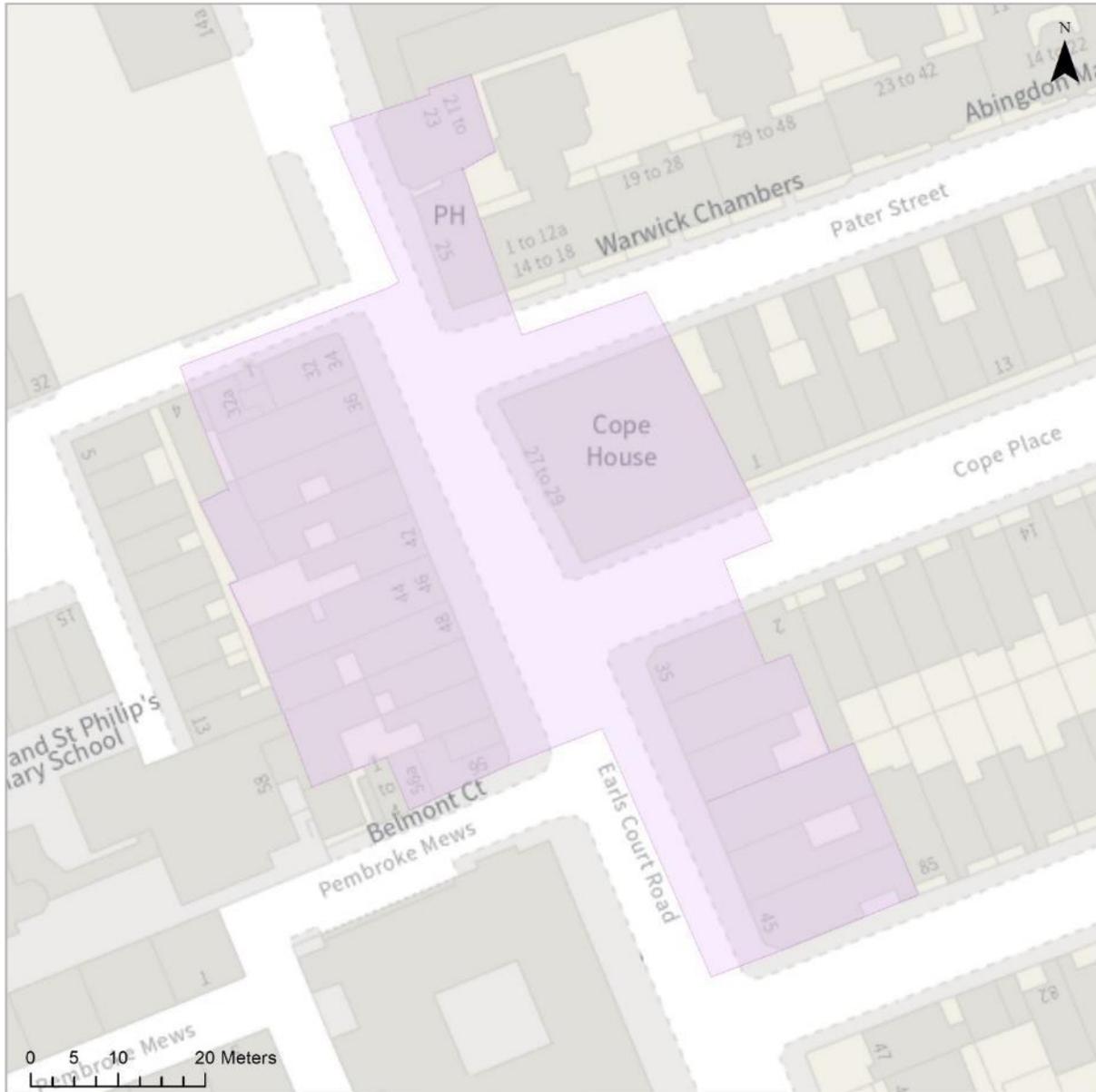
195–199 Warwick Road



18. Earl's Court Road (North)

32–56/56a Earl's Court Road

21–45 Earl's Court Road



19. Pembroke Road

50–72 Pembroke Road



20. Stratford Road

3–13 and 13b Stratford Road

2–20 Stratford Road

37 Marloes Road



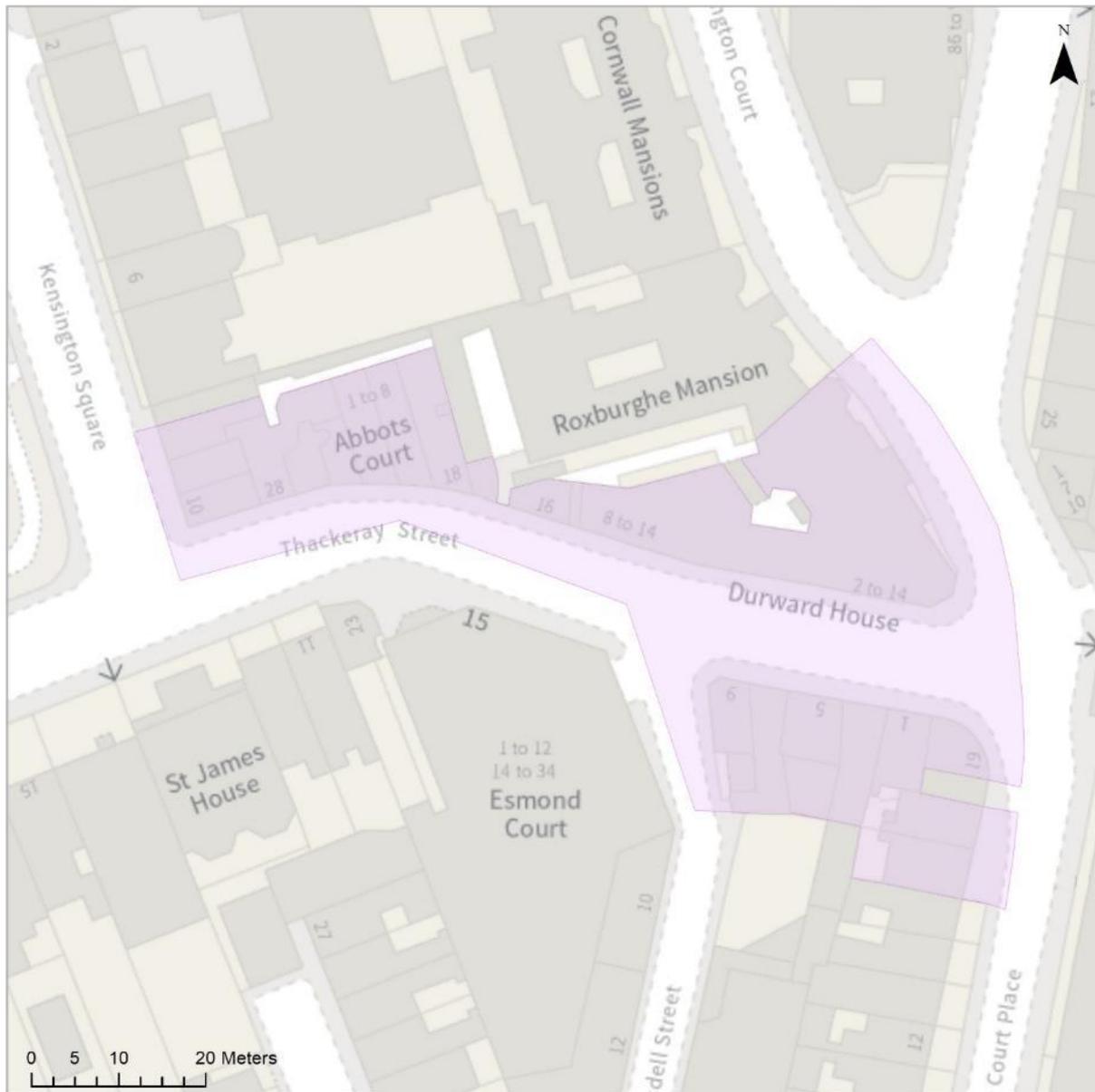
21. Thackeray Street

16–17 Kensington Court Place

1–9 Thackeray Street

2–26 Thackeray Street

8–10 (inc.) Kensington Square



22. Gloucester Road (North)

1/a/b/c-5 (inc.) Kynance Place

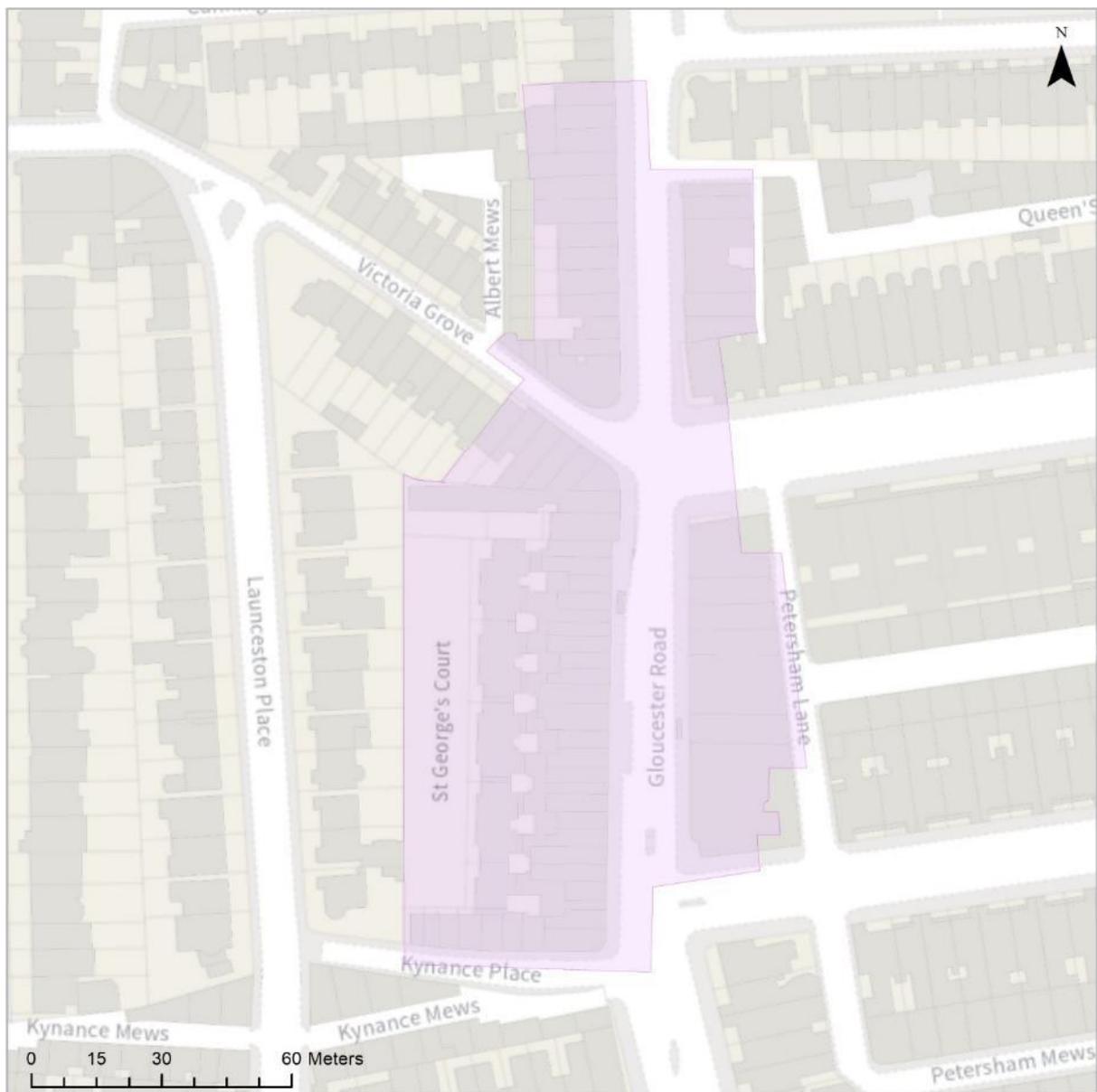
10-72 Gloucester Road

1/3-5/5a Gloucester Road

9/9a-35 Gloucester Road

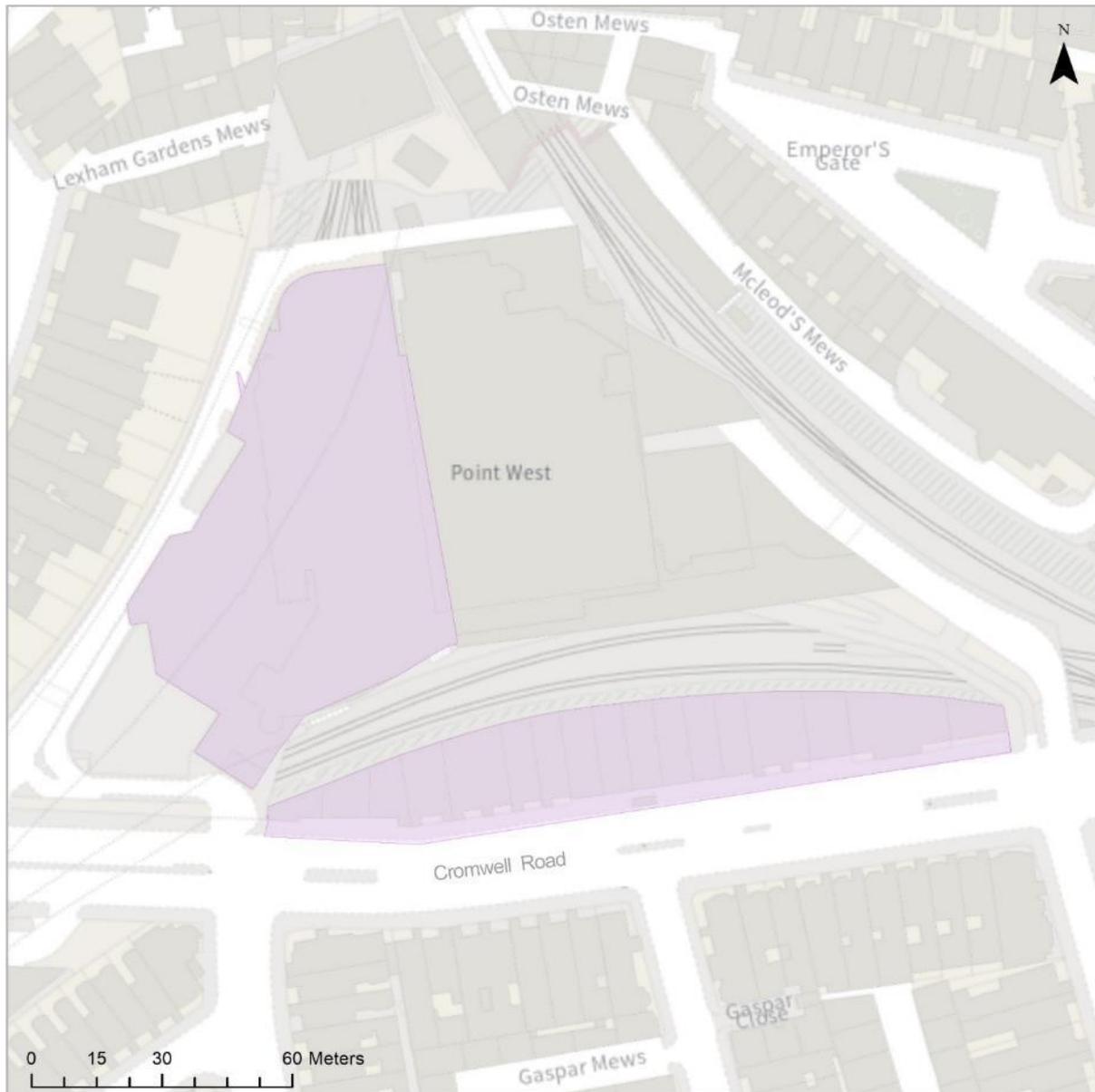
2-5 (inc.) Victoria Grove

27-29 (inc.) Victoria Grove



23. Cromwell Road

118–156 and 158a Cromwell Road



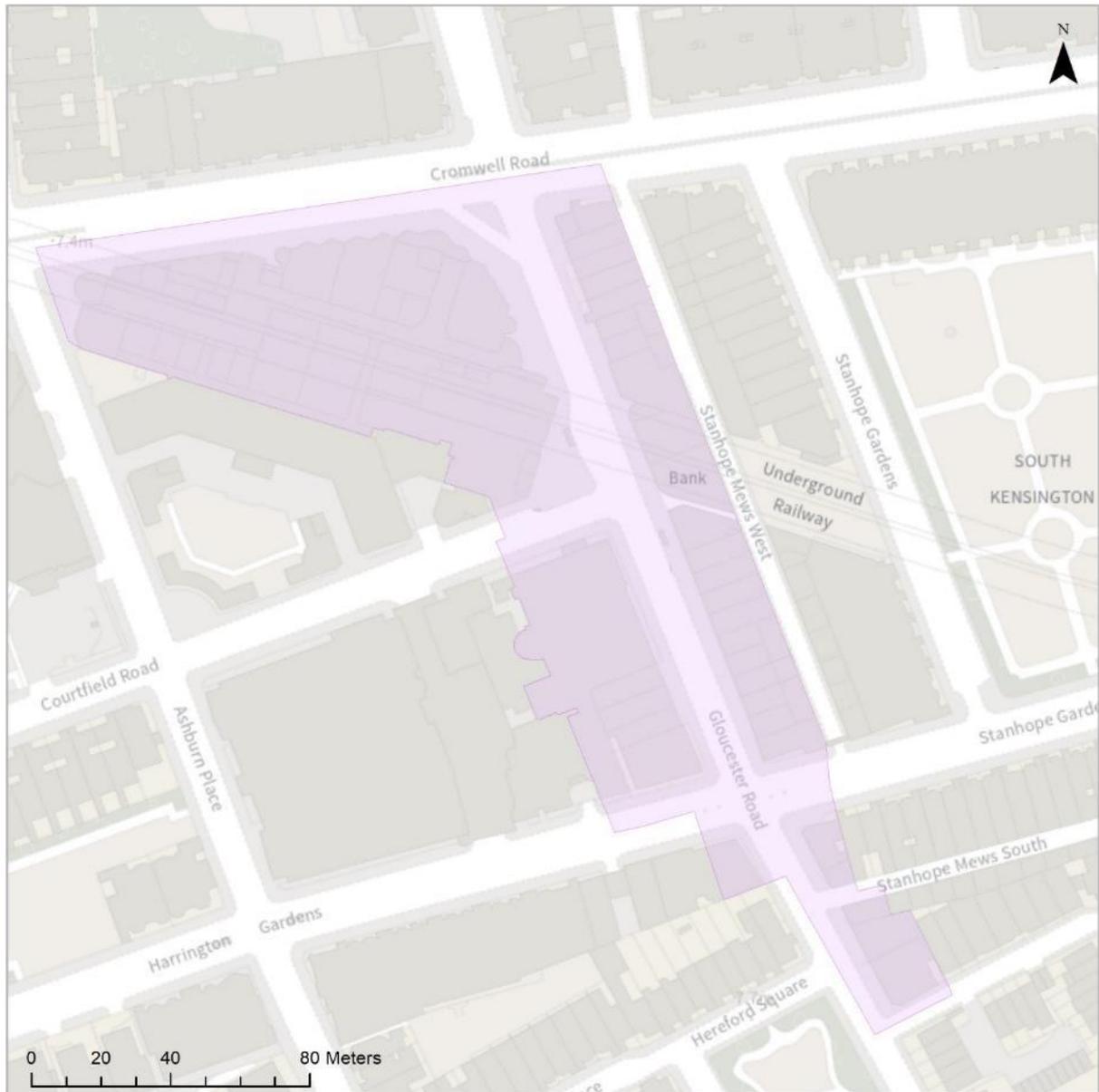
24. Gloucester Road (South)

85 Cromwell Road

71–127 Gloucester Road

134–156 Gloucester Road

Units 1–31(inc.) Gloucester Road Arcade



25. Old Brompton Road (East)

142–176 Old Brompton Road

153–165 Old Brompton Road



26. Old Brompton Road (West)

229–239 Earl's Court Road

304–326 Earl's Court Road

219–279 Old Brompton Road

232–246 Old Brompton Road

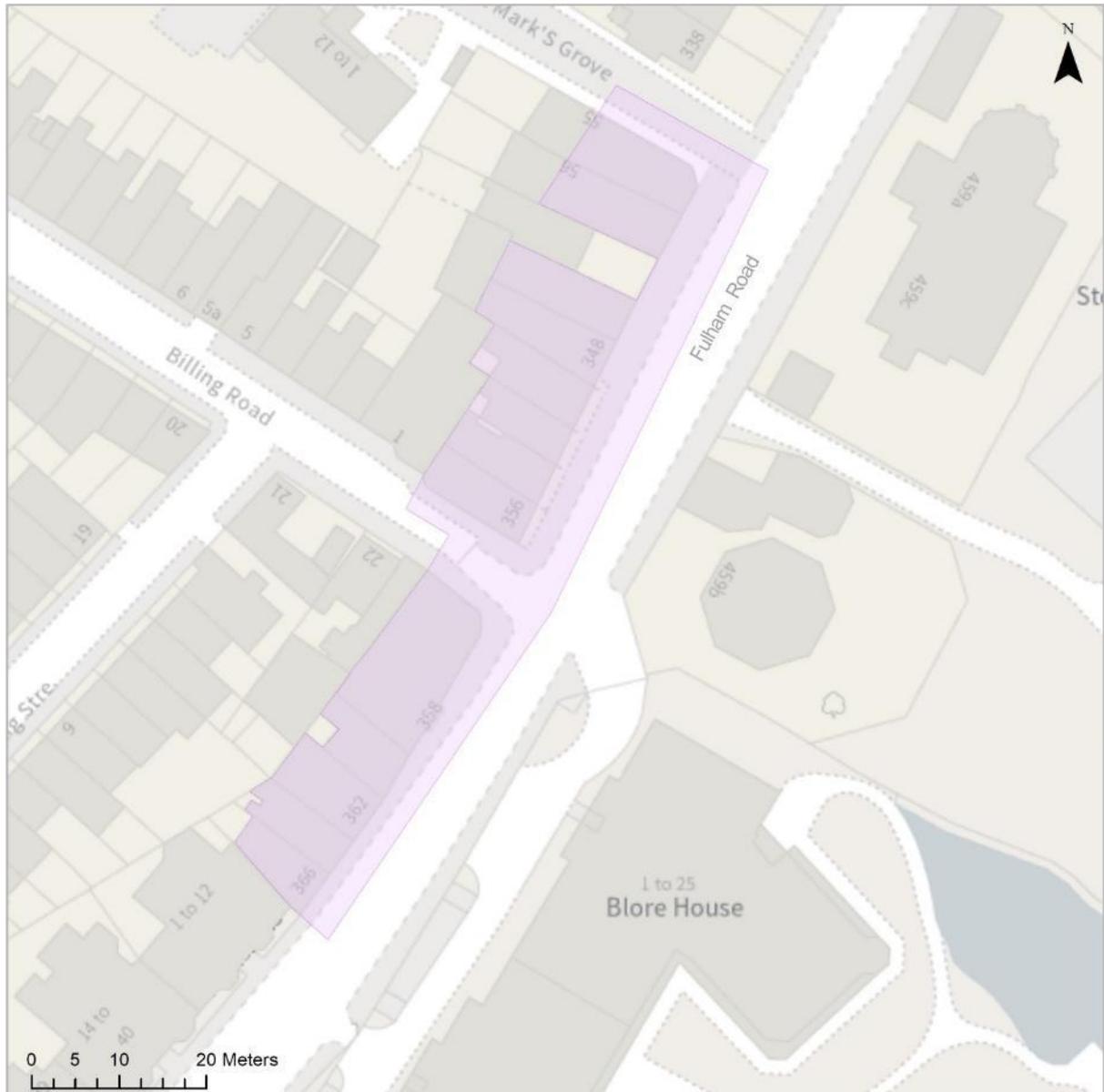
256–324 Old Brompton Road



27. The Billings

346–366 Fulham Road

340–342 Fulham Road



28. World's End

488–512 King's Road

385–487 King's Road

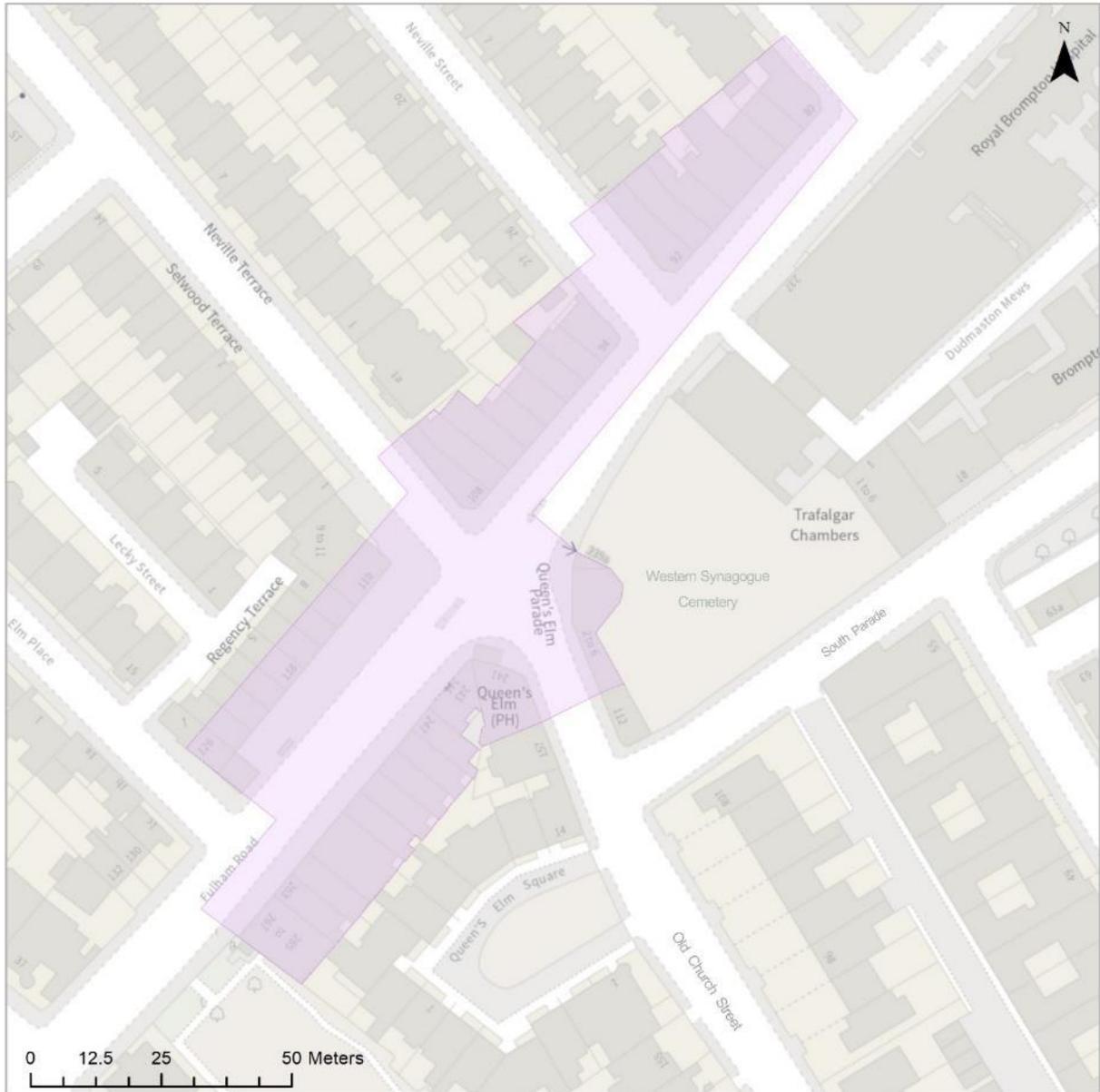


29. Fulham Road (Old Church Street)

2/6 Queen's Elm Parade

239a–267 Fulham Road

80–126 Fulham Road



30. Chelsea Manor Street

47–65 Chelsea Manor Street



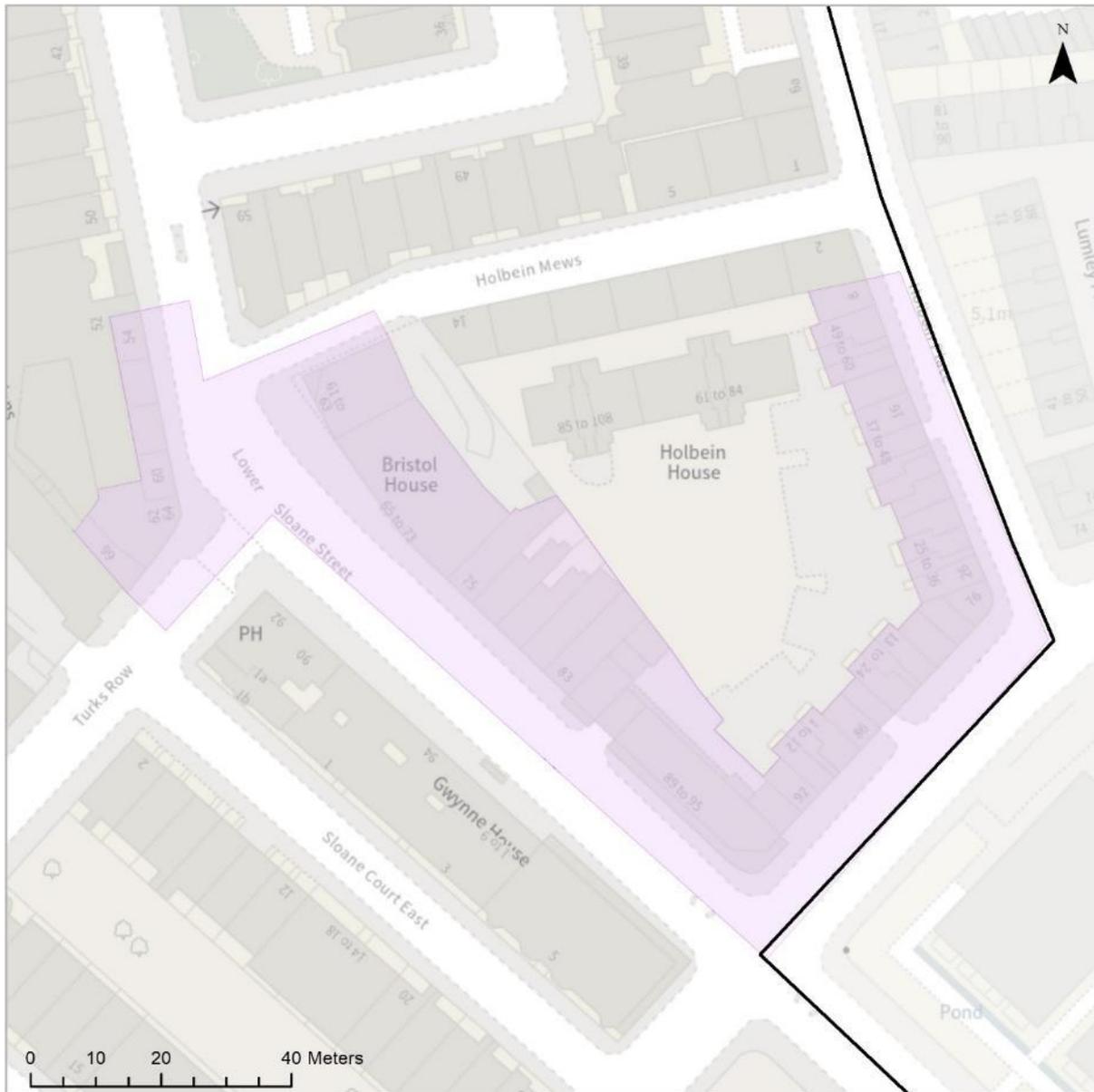
31. Lower Sloane Street

54–66 Lower Sloane Street

61–97 Lower Sloane Street

76–92 Pimlico Road

8–24 Holbein Place



32. Elystan Street

1–43 Elystan Street

2–8 Elystan Street

1–17, 23 Cale Street

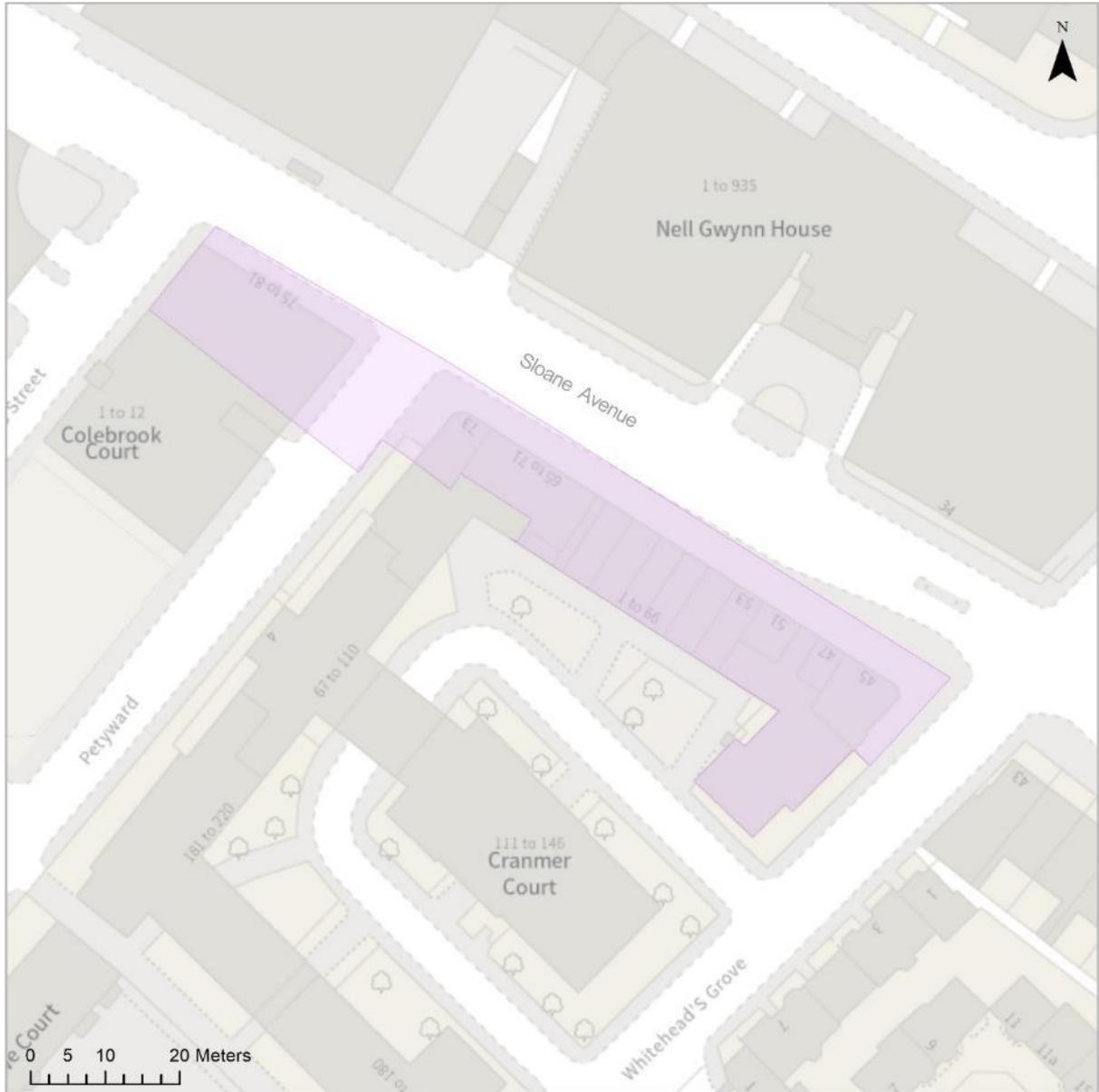
2–30 Cale Street

1, 53 Godfrey Street



33. Sloane Avenue

45–81 Sloane Avenue



34. Walton Street

46–56 Walton Street

1–25 Walton Street



35. Pont Street

4–16 Pont Street

1–17 Pont Street

20 Lowndes Street



36. Lowndes Street

25 a-g – 31 (inc.) Lowndes Street

12/12a Cadogan Place



