

Just Space meeting with London Plan team 2nd August 2017 at City Hall

London Plan team: Rachael Rooney (Strategic Planning Manager)

IJA consultant: Steve Harding (Arup)

Just Space: Robin Brown (Hayes Community Forum), Ilinca Diaconescu (London Gypsies and Travellers), Michael Edwards (UCL), Richard Lee (Just Space Coordinator), Sophie Neuburg (Friends of the Earth)

1. IIA overview and update on progress (IIA consultant)

The IIA team from Arup include specialists on Equalities Impact Assessment, Health Impact Assessment, and Crime and Safety Impact Assessment. The Habitat Regulations are picked up by another consultant in a separate report, with any issues signposted. As the draft policies for the London Plan come out, the IIA team is presenting views back.

Just Space (JS) asked about the timing of published reports. GLA replied that the IIA findings would be the subject of iterative exchanges in the team, but these would not be in the public domain until the final report on IIA appears at the same time as the London Plan (scheduled for late November 2017).

JS referred to the stages of the IIA process and guidance (ODPM 2005) on the involvement of the public. Steve replied that this guidance is not mandatory and the IIA has gone beyond the minimum requirements for consultation that only requires consultation on the scoping report with the 3 statutory consultees. The GLA has widen this list from 3 to 20 consultees. The Institute of Environmental Management and Assessment is looking at on-going consultation with citizens groups so the mandatory requirements may later become stronger..

GLA: 20 organisations (stakeholders) were invited to comment at Stage A Scoping. It is now at stages B and C.

2. London Plan Strategic Objectives

Just Space introduced draft wording for each of the 6 Strategic Objectives which had been listed as one line headings by the London Plan team (see submission.

The **GLA** said they were on the same page as Just Space on most objectives. They gave feedback where there were differences.

Objective 1 Make Best Use of Land

GLA London Plan (LP) will recognise polycentric development, but in a milder form than suggested by Just Space. LP will have green belt protection.

JS But the IIA twice mentions release of green belt.

GLA The IIA is a technical document and has to consider reasonable alternatives, even though the political commitment is to protect the green belt.

Objective 2 Strong and inclusive communities

GLA There are limits to what we can include in a planning document. The term “voice” would not necessarily be but the sentiment is.

Objective 3 Healthy City

GLA There are limits on what can be done in planning terms re fast food and need evidence base, however taking a strong policy stance. We are tackling air pollution and will promote active travel, but we cannot promise no new roads.

Objective 4 Delivering the homes Londoners need

GLA There will be a specific policy on Gypsies and Travellers. Housing Choices policy will be split up into a number of policies to make it clearer.

Objective 5 An inclusive economy

GLA Like inclusive economy as title. Different mindset now on industrial land. Want to protect capacity. There will be some co-location of housing and employment uses, but no loss. Agree on importance of local economy. Economic Development Strategy will help with skills.

Objective 6 Efficiency and resilience

GLA We don't understand the democratic control of energy.

JS Recalled Mayor's manifesto commitment to a public energy supplier for London then asked about resilience to flooding, solar panels on roofs

GLA: Various matters will be in other strategies.

JS introduced a supplementary note which described what the regulations and guidance had to say about reasonable alternatives, balanced and sustainable development and the requirement that the London Plan provides for a socially inclusive and fair city as part of an integrated approach. See JS submission.

GLA: Explained that reasonable alternatives were being considered as part of the IIA process and will review to ensure relevant points are picked up. EU regulations, European Spatial Development Perspective and other international practice will be included in the IIA (Stockholm mentioned as an example of a city that does scenario planning). The detail of this wasn't produced at Scoping stage as 6 overarching objectives that form the basis for the reasonable alternatives weren't available at the time.

GLA The 6 objectives are not IIA driven, they are from development of the London Plan. They will embed the key policies and we want to have a good narrative around them. Apart from Objective 1 which is spatial, the other objectives are strategic and have mostly been developed from Chapter 7 of the existing London Plan and the Lifetime Neighbourhoods concept. The vision for the London Plan will be built on that set out in the City for All Londoners that no community should be left behind.

3. IIA 4th spatial option (Community -Led Vision)

JS introduced. See submission.

GLA: The existing Option 2 covers the same issues as your option. The polycentric and regional dimensions can go as a separate option. The 6 Objectives will have reasonable alternatives and we can include your distinctive points there.

JS We would like to see what this looks like – the 4th spatial option and those of the reasonable alternatives under the Objectives that are drawing from JS. When you have drafted these, could you send to us, so we can consider whether the representation of the JS position is clear and inclusive.

As an example, will the alternatives look at “not accommodating so much growth, because of regional imbalance”. Will the alternatives be quantified as suggested by JS at the end of its Option 4 proposal?

JS aren't clear what the vision is for the London Plan. The GLA explained that the vision for the London Plan will be built on that set out in the City for All Londoners that no community should be left behind. JS would like the vision to be tabled as the 6 Objectives should flow from this vision.

4. Social Impact Assessment as part of IIA

JS informed the GLA that researchers at UCL were producing a paper on how a Social Impact Assessment, as an established methodology, could be part of the IIA process. This would be ready by the end of August and JS would like to have a discussion with the IIA team about this research. See submission.

GLA: There will be lots of social questions in the IIA, and we are keen to look at how this research can fit in. This research can also inform the policies in the LP and what we might say about social impact assessments there.

5. Social infrastructure evidence base

JS had a meeting on 25th July 2017 with the London Plan lead on social infrastructure. This went well, with JS commenting on the scoping for the

evidence base. Social infrastructure is an issue on which community groups have much knowledge to share and JS would like to have a further meeting when the draft evidence base document has been prepared. This would be similar to the JS meetings on the economic evidence base.

GLA: Explained that this isn't an audit of all social infrastructure in London ; it's very much geared to demonstrating the importance of social infrastructure in terms of supporting LP policy. Will discuss with the team the timeline for this evidence base.

6. Public consultation - forms of information and activity

JS introduced as a case study an Oxford initiative at making a publicly accessible version of plans <http://city-voice.org> GLA are looking at a popular version of the London Plan, providing a narrative of the Objectives.

A co-hosted event at City Hall was discussed for January 2018 during the public consultation of the draft London Plan.

GLA: Have found some dates (all half days) where rooms are available. Will forward these dates. Could have one event giving an overview with Q & A and a 2nd event with workshops. Important that it is clear that the event(s) do not form submissions to the consultation but that participants have to submit written responses for them to be taken account of by the Inspector.

JS spoke of the cross cutting benefits of bringing all the community groups together in one event. JS also asked if some funds were available to support the engagement work of bringing everyone together and briefing them in advance to make for a more informed and useful discussion. GLA will look into this.

7. AOB

JS asked for key LP policies to be fixed policies that developers must follow rather than flexible policies subject to negotiation with developers. This would be a means to increase certainty in the land market and discourage over-bidding for sites.

GLA said that in general the intention was to be more directive however policies would vary in their nature.