

London Borough of Barking and Dagenham

Notice of Meeting

THE EXECUTIVE

Tuesday, 8 November 2005 - 7:00 pm
Council Chamber, Town Hall, Barking

Members: Councillor C J Fairbrass (Chair); Councillor T G W Wade (Deputy Chair); Councillor J L Alexander, Councillor G J Bramley, Councillor H J Collins, Councillor C Geddes, Councillor S Kallar, Councillor M A McCarthy, Councillor M E McKenzie and Councillor L A Smith

Also Invited: All other Members of the Council

Declaration of Members Interest: In accordance with the Constitution, Members are asked to declare any personal or prejudicial interest they may have in any matter which is to be considered at this meeting.

27.10.05

R. A. Whiteman
Chief Executive

Please note that this meeting is being held at the Town Hall, Barking

Contact Officer: Alan Dawson
Tel. 020 8227 2348
Fax: 020 8227 2171
Minicom: 020 8227 2685
E-mail: alan.dawson@lbbd.gov.uk

AGENDA

1. **Apologies for Absence**
2. **Minutes - To confirm as correct the minutes of the meeting held on 25 October 2005 (circulated separately)**
3. **Local Development Framework Draft Statement of Community Involvement (Pages 1 - 63)**
4. **Local Development Framework Issues and Options Papers (Pages 65 - 183)**
5. **Local Development Framework Sustainability Appraisal - Part One Scoping Report (Pages 185 - 214)**
6. **Any other public items which the Chair decides are urgent**

7. **To consider whether it would be appropriate to pass a resolution to exclude the public and press from the remainder of the meeting due to the nature of the business to be transacted.**

Private Business

The public and press have a legal right to attend Council meetings such as the Executive, except where business is confidential or certain other sensitive information is to be discussed. The list below shows why items are in the private part of the agenda, with reference to the relevant legislation (the relevant paragraph of Part 1 of Schedule 12A of the Local Government Act 1972). ***There are no such items at the time of preparing this agenda.***

8. **Any confidential or exempt items which the Chair decides are urgent**

THE EXECUTIVE

8 NOVEMBER 2005

REPORT FROM THE HEAD OF PLANNING AND TRANSPORTATION

LOCAL DEVELOPMENT FRAMEWORK DRAFT STATEMENT OF COMMUNITY INVOLVEMENT	FOR DECISION
<p>Summary</p> <p>The Council is in the process of producing the Local Development Framework (LDF), which is a requirement of the Planning and Compulsory Purchase Act (2004). Once adopted, this will replace the current Unitary Development Plan (adopted 1995).</p> <p>A significant emphasis of the new system is on increased community and stakeholder involvement from the outset. This commitment is to be realised by the requirement in the legislation for all Local Authorities to produce a Statement of Community Involvement (SCI). The SCI is required to set out how the Council will involve the community in the planning process. When the SCI is adopted, its standards will be the minimum level of consultation which the Council will need to comply with when preparing the Local Development Framework and considering planning applications.</p> <p>Groundwork East London has been appointed to produce the LBBDD SCI. The Town & Country Planning (Local Development) (England) Regulations 2004 require involvement of the community and stakeholders in the preparation of the draft SCI. To this end Groundwork East London has carried out consultation activities to involve local people and groups in preparing a draft SCI for the Borough. An officer steering group (with representatives from across the Council as well as the Director of the Barking & Dagenham Council for Voluntary Service (CVS)) has met monthly to oversee the work of Groundwork East London.</p> <p>The result of this work is the draft SCI (Appendix 1) and the summary of the draft SCI (Appendix 2). This draft SCI sets out:</p> <ul style="list-style-type: none"> • The Council's vision and standards for community involvement. • A description of the local community, identifying groups who may have been under represented. • How the community will be involved in preparing Local Development Framework documents. • Suitable methods for involving the community in each LDF document. • How the community will be involved in decisions on planning applications. • What resources will be provided to carry out community involvement in the LDF. <p>The regulations require that we formally publish the draft SCI and invite representations for a period of 6 weeks. Following any subsequent amendments as a result of this consultation, the SCI will be submitted to the Secretary of State and be subject to an independent examination in public.</p> <p>The costs of the SCI and on going implications can be met from within existing budgets.</p> <p>Wards Affected - All</p>	

Implications:**Financial:**

The cost of employing Groundwork East London and the commitments within the SCI relating to the LDF will be met from within existing Planning and Transportation Division budgets including the separate budget allocated for the production of the LDF - £127,000 rolled forward to 2005/06. The commitments within the SCI for the on going activities such as consultation for planning applications will be met with in existing Planning and Transportation Division budgets.

In relation to much of the work which we propose to carry out we will make full use of existing forums, umbrella groups, and interest groups. Wherever possible we will also link with other consultation exercises.

Legal:

The Planning and Compulsory Purchase Act 2004 requires the Council to prepare a Statement of Community Involvement. This is a statement of the Council's policy as to the involvement of the community in relation to local development documents and planning applications.

Risk Management

In order to minimise risk, the draft SCI has been prepared in the context of building on existing Council procedures and practices (e.g. as set out in the Council's Consultation Strategy). This will ensure that the Council adopts and uses consultation techniques in relation to the LDF and planning applications which are known to work well and prove cost effective for the Council.

The draft SCI has also been prepared in the context of the resources available to the Planning & Transportation Division to ensure that the commitments it sets out can be realised.

The risk associated with not approving the draft SCI for public consultation is that the Council may fail to meet the milestones set out in the approved Local Development Scheme. Public Service Agreement 6 sets out that the Council will be judged against the milestones set out in its Local Development Scheme and the award of Planning Delivery Grant will be made depending upon the ability to meet these milestones.

Social Inclusion and Diversity

The Race Relations (Amendment) Act 2000 places a requirement on local authorities to make an assessment of the impact of new and revised policies in terms of race equality. Existing policies have already been subjected to impact assessments. This Authority has adopted an approach of extending the impact to cover gender, disability, sexuality, faith, age and community cohesion.

A Policy Proofing process has been introduced to assess such impacts and the outcome insofar as this report is concerned is that the draft SCI sets out a range of measures and techniques which could be adopted to ensure that groups which have been traditionally under represented in planning matters become involved. A particular focus in preparing the draft SCI has been to identify hard to reach groups within the Borough and consider practical measures to reach them and involve them in the planning process.

Crime and Disorder:

There are no specific implications insofar as this report is concerned.

Recommendations

The Executive is recommended to:

1. Agree the draft SCI and draft SCI summary documents for public consultation; and
2. Agree that the Director of Regeneration and Environment be authorised to make any minor amendments as may be necessary to the draft SCI.

Reason

Agreeing the draft SCI will ensure that the Council can progress its strategy for increasing community and stakeholder participation in the planning process. This constitutes a key element of the new planning system. It will also ensure that the Council stays on track with the milestones agreed in the Council's Local development Scheme.

Given the focus of the draft SCI in aiming to increase participation of all parts of our community in the planning process. Its approval for public consultation will assist the Council in achieving its community priority of promoting equal opportunities and celebrating diversity.

Contact Officer:	Title:	Contact Details
Gordon Glenday	Group Manager Sustainable Development Group, Planning & Transportation Division DRE	Tel: 020 – 8227 3929 Fax: 020 – 8227 3774 Minicom: 020 – 8227 3034 E-mail: gordon.glenday@lbbd.gov.uk

1. Background

- 1.1 Following the commencement of the Planning and Compulsory Purchase Act (Sept 2004), production of a new development plan known as a Local Development Framework (LDF) is now underway.
- 1.2 The purpose of this report is to seek agreement (subject to approval by LDF Steering Group and subsequently the Executive) to formally consult the community and stakeholders on the Council's draft Statement of Community Involvement (SCI) - a key element of the new planning system. When the SCI is adopted, its standards will be the minimum level of consultation which the Council will need to comply with when preparing the Local Development Framework and considering planning applications.
- 1.3 The draft SCI (Appendix 1) & summary (Appendix 2) set out what the Council will do to involve the community in the preparation of the LDF as well as in planning applications. It sets out the standards to be achieved, who we will involve and the methods we will use to ensure continuous and meaningful community involvement.

2. Preparation of Draft SCI

2.1 Groundwork East London were appointed to produce the SCI for the Council. The Sustainable Development Group is leading on managing Groundwork East London, with cross-departmental input taking the form of a monthly officer steering group.

2.2 Membership of the steering group has comprised officers from the Sustainable Development Group, Regeneration Implementation, Development Control, Social Services, Housing Strategy, Corporate Policy and Information, Education and Parks and Leisure Development.

2.3 We are required to consult with communities and stakeholders as part of the preparation of the draft SCI. From April to July 2005, Groundwork East London carried out consultation activities to involve local people and groups in preparing the draft SCI. A report of the consultation (Appendix 3) is attached to this report.

2.4 A variety of techniques were used by Groundwork East London:

- Visits and discussions with local groups.
- Presentations to more formal forums and networks.
- Meetings/phone-calls with residents and representatives of groups.
- A newsletter survey.
- A stall at the Dagenham Town Show.
- Workshops with young people.

2.5 The key issues emerging from these discussions were:

- The importance of getting feedback to consultations, particularly explaining why views were or were not taken on board.
- The Council should make use of umbrella organisations and networks. Most are happy to advise on how to reach their members, and to give their own views on consultations. Many have newsletters which are a good way to reach large numbers of people.
- Links need to be made with other consultation exercises planned to run at around the same time.
- Duplication should be avoided by making use of the results of previous consultation exercises
- Efforts are needed to target under-represented communities.
- Plain English and easy to understand written materials are vitally important.
- Many people are interested in the planning issues covered in the LDF but feel that planning can be very hard to understand quickly. The questions being asked must be easy to grasp.
- It can be more effective to resource other organisations (e.g. youth, community groups) to consult their own communities.
- The importance of providing activities which are accessible, including for disabled people, people with English as a second language, people with low literacy and older people.
- Questionnaires and surveys have a use, but many people are sceptical about their value and feel they can be biased.

- The need to make it as easy as possible for people to take part, for example by using other events and meetings to ‘piggyback’ consultation activities rather than holding stand-alone meetings; holding events in places where people would be going anyway e.g. shopping centres, town centre; providing refreshments and, where appropriate, transport or childcare.
- The need to be clear about which decisions have been taken already and what the community can influence.

3. Draft Statement of Community Involvement

3.1 The priorities which have been set out by our community and stakeholders have been reflected in the draft SCI (Appendix 1). The draft SCI sets out the principles for community involvement in preparing and reviewing the Local Development Framework. These are as follows:

- Timeliness
- Providing feedback
- Accessible to everyone
- Clear and effective communication
- Fitness for purpose, or being clear on what we are doing and why
- A joined up approach
- Links with current and past consultations
- Involving under-represented groups
- Information availability
- Cost Effective

3.2 Importantly the SCI outlines who we will involve in the Local Development Framework and Planning Applications:

- Local voluntary and community groups
- The wider community
- Under represented groups
- Statutory consultees
- Barking & Dagenham Partnership
- Members

3.3 In particular it sets out a range of measures and techniques which could be adopted to ensure that groups which have been traditionally under represented in planning matters become involved.

3.4 The draft SCI proposes a range of different consultation techniques for different documents within the LDF. It also sets out for each stage the different techniques we will use. It proposes a range of community involvement activities designed to give people a chance to take part at three different levels of involvement:

a) Information will be distributed to a wide range of people and groups using: local papers, the Citizen, LBBB website, an LDF newsletter, information in local newsletters including community/partners’ newsletters, mailings to groups and the LDF database and a hotline.

b) Easy, quick ways to make suggestions and comments will be provided so that a large number of people can put their views across without making big demands on their time. This could include surveys in newsletters, using our website, discussions/presentations at Community Forums, discussions at the forums for equalities and displays in public places, e.g. shopping centres

c) Opportunities to participate in more detail will be provided, giving people a chance to get more deeply involved. This will include activities which allow Council officers and local people to discuss the issues and possible options in much more detail, and lead to a much greater transfer of ideas. It is expected that a smaller number of people would be involved, in activities which could include visits to local groups, focus groups and one to one meetings/calls with representatives of local organisations.

3.5 The draft SCI also sets out how we will involve the community in planning applications. It sets out how we will involve the community at the following stages:

- Before applications are made.
- When we receive a planning application.
- During processing of planning applications.
- When the application goes to Development Control Board.
- After a decision is made.
- When an appeal is lodged.

4 The Next Stages

4.1 Once the draft SCI has been approved by the Executive, the Town & Country Planning (Local Development) (England) Regulations requires that we should publish the draft SCI and invite representations over a period of six weeks.

4.2 The regulations require that we must:

- Make copies of the draft SCI available for inspection during office hours.
- Publish the draft SCI on our website.
- Consult the Mayor of London, the Highways Agency and our adjoining authorities (LB Newham, LB Redbridge, LB Havering, LB Bexley, LB Greenwich).
- Give notice by local advertisement of:
 - The draft SCI.
 - The fact that the draft SCI is available for inspection and the places and times at which they can be inspected.

4.3 In addition it is proposed that Groundwork East London will return to all those groups which they spoke to during drafting of the SCI (Appendix 3) to give them feedback and gain their views on the draft document.

4.4 A letter will also be sent to each of the individuals/groups who responded to/took an interest in the survey work (Appendix 3) carried out by Groundwork East London during drafting of the document.

4.5 Having considered the representations received during the six week consultation period we will prepare and submit the SCI to the Secretary of State for independent examination. At this stage the community and stakeholders will be given a further 6 week opportunity to make representations to the Secretary of State regarding the submission SCI.

5. Conclusions

5.1 The draft SCI sets out how we intend to ensure greater participation of the community and stakeholder participation in the planning process. It sets out the standards to be achieved, who we will involve and the methods we will use to ensure continuous and meaningful community involvement.

5.2 The draft SCI reflects extensive work which has been undertaken by Groundwork East London with local people and stakeholders to ensure that we carry out consultation which they feel able and willing to participate and contribute to in a meaningful way.

5.3 The draft SCI is therefore considered to provide an important set of realistic and achievable principles and techniques for carrying out consultation in relation to the Local Development Framework and planning applications.

6. Financial Implications

6.1 The cost of employing Groundwork East London and the commitments within the SCI relating to the LDF will be met from within existing Planning and Transportation Division budgets including the separate budget allocated for the production of the LDF - £127,000 rolled forward to 2005/06. The commitments within the SCI for the on going activities such as consultation for planning applications will be met with in existing Planning and Transportation Division budgets.

6.2 In relation to much of the work which we propose to carry out we will make full use of existing forums, umbrella groups, and interest groups. Wherever possible we will also link with other consultation exercises.

7. Consultation

7.1 Councillors

Local Development Framework Steering Group

- Cllr Fairbrass
- Cllr Kallar
- Cllr Bramley
- Cllr Bruce

Regeneration Board (August 2005)

7.2 Officers

The following Officers have seen this report and are happy with it as it stands.

Finance

Alexander Anderson, Head of Finance (DRE)

Alan Russell, Head of Audit.

Corporate Strategy

Muhammad Saleem, Solicitor to the Council

Housing and Health

Jeff Elsom, Crime and Anti Social Behaviour Unit Manager

Background Papers

- London Borough of Barking & Dagenham Local Development Scheme
- London Borough of Barking & Dagenham Unitary Development Plan, adopted 1995
- Barking & Dagenham Partnership Community Strategy
- Barking & Dagenham Local Compact
- Barking & Dagenham Consultation Strategy

**LONDON BOROUGH OF
BARKING AND DAGENHAM**

**DRAFT STATEMENT OF
COMMUNITY INVOLVEMENT**

Glossary of Terms	3
1 INTRODUCTION.....	4
1.1 Section Introduction	4
1.2 Vision	4
1.3 What is a Statement of Community Involvement?	4
1.4 What is the Local Development Framework?.....	5
1.5 Links between the LDF and the Community Strategy	7
1.6 Objectives of the Statement of Community Involvement.....	8
2 PRINCIPLES AND PURPOSE OF COMMUNITY INVOLVEMENT.....	8
2.1 Section Introduction	8
2.2 Purpose: Why we do community involvement?.....	8
2.3 Principles for Community Involvement.....	9
2.4 The Local Community	10
3 GETTING INVOLVED IN THE LOCAL DEVELOPMENT FRAMEWORK.....	14
3.1 Section Introduction	14
3.2 Who will be involved?	14
3.3 When you can get involved - Development Plan Documents.....	15
3.4 When you can get involved - Supplementary Planning Documents.....	20
3.5 What will we do to involve the community at each stage?	20
3.6 Community Involvement Procedure	22
3.7 Resourcing and Management of the Process	26
3.8 Standards for Feedback & Reporting on Representations and Monitoring ..	26
4 COMMUNITY INVOLVEMENT IN PLANNING APPLICATIONS	27
4.1 Section Introduction	27
4.2 Levels of Community Involvement required by law	27
4.3 How we involve the community before applications are made.....	28
4.4 How we involve the community when we receive a planning application.....	28
4.5 How we involve the community during processing of planning applications	29
4.6 How we involve the community when the application goes to the Development Control Board	29
4.7 How we involve the community after a decision is taken on an application .	29
4.8 How we involve the community if an appeal is received on an application ..	29
5 APPENDIX.....	30
5.1 Appendix 1: Statutory Consultees for Development Plan Documents	30
5.2 Appendix 2: Statutory Consultees for the Sustainability Appraisal of the Development Plan Documents and the Supplementary Planning Documents	31
5.3 Appendix 3: Non-statutory Consultees for the Local Development Framework	32
5.4 Appendix 4: Description of Proposed Consultation Techniques.....	33

Glossary of Terms

Adoption: The stage at which the local planning authority can adopt the Local Development Document as Council policy. A Local Development Document which is a Development Plan Document acquires statutory weight once adopted.

Area Action Plan: A Development Plan Document which sets out a strategy for the future planning of areas with a concentration of proposals for change or conservation, where land uses and activities are particularly complex.

Core Strategy: A Development Plan Document which provides a written statement of the core policies for delivering the spatial strategy for the area.

Development Plan Document (DPD): A category of Local Development Document which is subject to statutory adoption process (two stages of consultation, formal submission and independent examination) before it can be formally adopted by the authority.

Local Development Document: Documents which form the basis of the Local Development Framework. Documents can be adopted and revised together or separately. These documents can comprise Development Plan Documents, Supplementary Planning Documents and the Statement of Community Involvement.

Local Development Framework: A 'folder' of Local Development Documents, drawn up by the local planning authority, which together with the London Plan, form the development plan for this area.

Local Development Scheme: A document setting out the local planning authority's intentions for its Local Development Framework, including the Local Development Documents it will produce and the timetable for their production.

Proposals Map: A Local Development Document which comprises a map of the local planning authority's area, showing existing designations of areas of land, sites for particular future land uses or developments and locations of proposed or actual area plans.

Supplementary Planning Document (SPD): a Local Development Document which does not have to go through a statutory adoption process. Instead the authority can approve the document by formal resolution of the Council.

Sustainability Appraisal (SA): a continuous assessment process that identifies and reports on the likely significant effects of a plan. It reports specifically on the extent to which implementation of the plan will achieve the social, environmental and economic objectives of the borough.

1 INTRODUCTION

1.1 Section Introduction

Barking and Dagenham's natural and built environment has changed a lot over the last 15 years. We want to make sure that change over the next 15 years is carefully managed so that the quality of the environment is maintained and improved. It is the purpose of Barking and Dagenham's Local Development Framework to manage this change, and your input is vital to this.

The Government has recently made major changes to the way the planning system operates. Under the old system, the Council had a Unitary Development Plan – a plan setting out the Council's planning policies and providing the framework for development within the borough. Under the new system the Unitary Development Plan will be replaced with a folder of documents called a **Local Development Framework**.

This document is the Council's draft **Statement of Community Involvement**, or SCI. It sets out what the Council will do to involve the community in the preparation of the borough's Local Development Framework, as well as in planning applications. The Council wants everyone in the community to have the chance to help shape the future of the borough. We have developed this Statement of Community Involvement to set out how the Council will do that.

1.2 Vision

The Council aims to involve residents, groups and partners in preparing the Local Development Framework (LDF) and planning applications, by providing meaningful ways for people to influence and comment on the LDF documents and applications. We will use the available resources to involve the community in ways which will result in real benefits for the community and value for money for the authority.

1.3 What is a Statement of Community Involvement?

The Local Development Framework will affect everyone who lives and works in the borough, and it is vital that all sections of the community are able to take part in preparing it.

Local Planning Authorities are required to produce a Statement of Community Involvement (SCI), setting out how they intend to involve the community in the preparation of their Local Development Framework, and how the community and partners will be engaged in decisions on major and minor planning applications. Once

the SCI is adopted, the Council must comply with the standards for community involvement it sets out.

This Statement of Community Involvement sets out:

- The Council’s vision and standards for community involvement
- A description of the local community, identifying groups who may have been under-represented in the past
- How the community will be involved in preparing Local Development Framework documents
- Suitable methods for involving the community in each LDF document
- How the community will be involved in decisions on planning applications
- What resources will be provided to carry out community involvement in the LDF

This Draft SCI is itself subject to public consultation. The final version will be sent to the Secretary of State, who will appoint independent inspectors to test the SCI for its soundness.

1.4 What is the Local Development Framework?

A Local Development Framework is a framework setting out policies for the location and design of development, and for protecting the natural and built environment. The policies and proposals in the LDF will deal with a wide range of issues including:

- The number of houses needed and generally where they should be located
- How much land is needed for different employment uses, e.g. offices, warehouses
- The location of shops, services and community facilities
- The provision of recreational facilities
- The relationship between how people travel and the places they use most frequently

The Local Development Framework is a ‘folder’ consisting of several documents (Local Development Documents), rather than a single plan like the Unitary Development Plan. Barking and Dagenham’s Local Development Framework will initially be made up of nine Local Development Documents. These are described in Figures 1 and 2 below:

Local Development Document	Purpose of document
1. Core Strategy	Identifies the vision and objectives for the spatial strategy for the Borough. It sets out core policies for delivering housing and other strategic development needs such as employment, retail, leisure,

	community, essential public services and transport development. The document also sets out a planning strategy for sustainable waste management.
2. Proposals Map	Details land use designations (including conservation areas, protected retail parades, open space and business areas), the extent of area action plans and site specific proposals
3. Site Specific Allocations	Identifies sites which are suitable for new development, including housing, retail, employment, open space or where appropriate a mix of uses.
4. Borough Wide Development Policies	Provides a framework for development control decisions for all planning applications.
5. Waste	Sets out policies for the disposal and management of waste and identifies land requirements and development standards for waste management facilities
6. LBBD Urban Design Framework	Sets out clear policy guidelines and urban design principles to guide the future development of the Borough.
7. LBBD Public Realm Strategy	Sets out clear policy guidelines and design principles to guide the future improvement of the public realm throughout the borough.
8. Broad Street Planning Brief	Sets out clear planning policy guidelines and development principles to guide future development and regeneration of the Broad Street Local Centre.
9. Statement of Community Involvement	Details how and when the community and partners will be involved in the production of the LDF

Figure 1: Documents in Barking and Dagenham's Local Development Framework

In accordance with Government requirements the Council will be undertaking a Sustainability Appraisal of the following Local Development Documents:

- The Core Strategy
- The Site Specific Allocations
- The Borough Wide Development Policies
- The Waste Development Plan Document
- The Public Realm Strategy
- The Broad Street Planning Brief

Sustainability Appraisal is a continuous assessment process that identifies and reports on the likely significant effects of a plan. Each of the above Local Development Documents will be accompanied by a Sustainability Appraisal report which sets out the extent to which implementation of the plan will achieve the social, environmental and economic objectives for the borough.

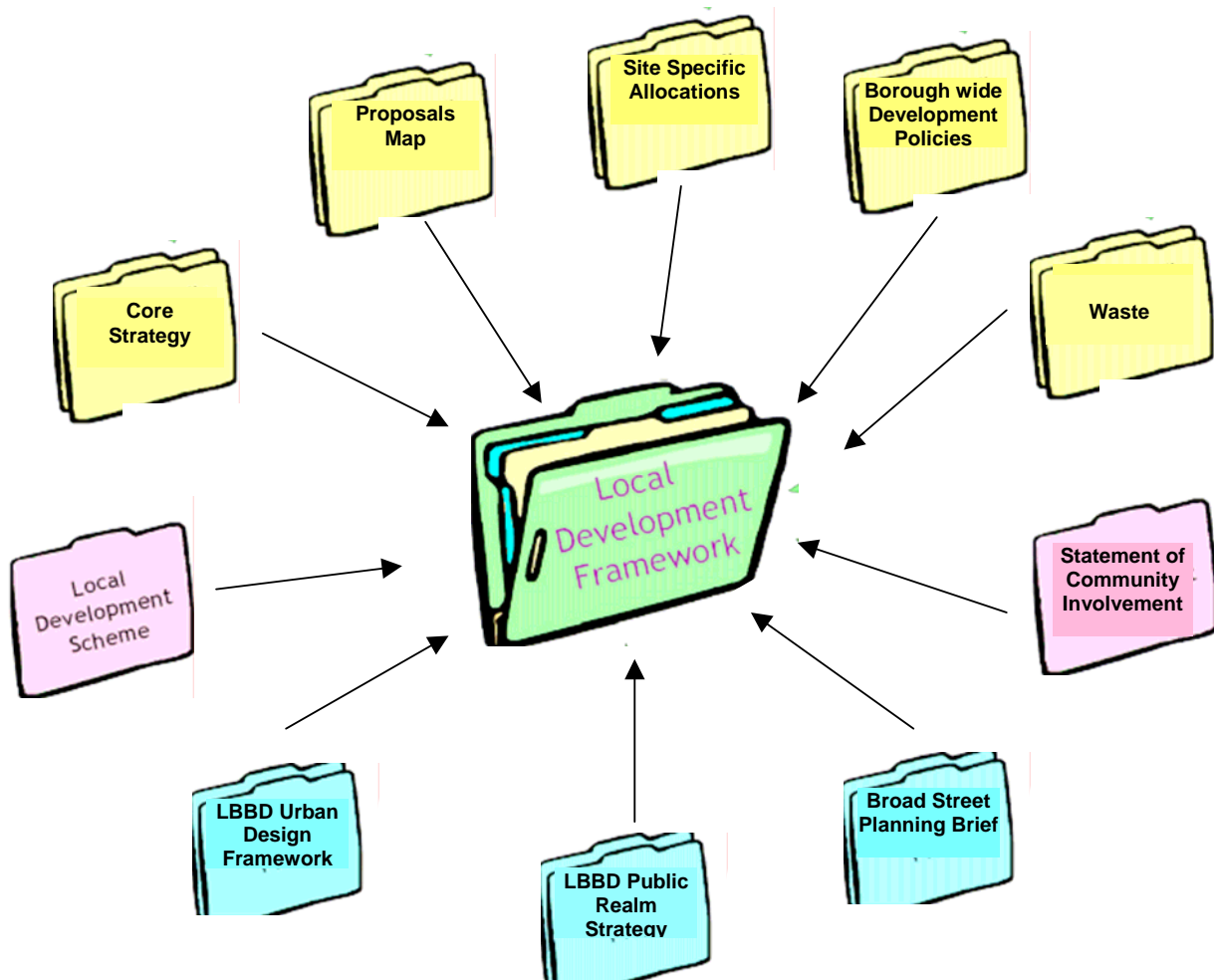


Figure 2: Diagram of Barking and Dagenham's Local Development Framework

The Council has prepared a project plan and timetable for how the Local Development Framework will be delivered. This is called the Local Development Scheme, and it is available on the Council website, www.barking-dagenham.gov.uk.

1.5 Links between the LDF and the Community Strategy

The Local Development Framework is an important tool for delivering the community priorities in the Community Strategy, and the two documents are expected to share the same vision. The Core Strategy will reflect the aspirations in the Community

Strategy, and the other Local Development Documents will seek to deliver the elements of the Community Strategy that relate to land and development.

Ongoing links between the Local Development Framework process and the Local Strategic Partnership will be made by involving the Partnership subgroups at all stages in preparing the LDF (see section 3.2 for more information).

1.6 Objectives of the Statement of Community Involvement

This Statement of Community Involvement has the following objectives:

- (i) To set standards for community involvement which will enable a wide range of local people to take part in preparing the LDF
- (ii) To increase local ownership of the planning process by strengthening community involvement in planning
- (iii) To identify the people and groups who make up the local community, particularly groups which have been under-represented in the past
- (iv) To ensure there is a simple means for feeding back what the Council is doing with ideas and information from the involvement process
- (v) To ensure that strong links are made with other community initiatives and consultation exercises, and effective use of existing data and networks

2 PRINCIPLES AND PURPOSE OF COMMUNITY INVOLVEMENT

2.1 Section Introduction

This section sets out:

- the reasons why we do community involvement
- the principles for how we will carry out community involvement for the Local Development Framework
- who will be involved in preparation of the Local Development Framework

2.2 Purpose: Why we do community involvement?

The community involvement process is intended to ensure that everyone within the community can help to shape the Local Development Framework policies, at a level

which suits them: for example, keeping informed about progress, commenting on proposals, making suggestions or getting more deeply involved in the detailed work.

Effective community involvement has benefits for the people participating in community involvement, the wider community and the Council. Those participating benefit from a sense of ownership of the services they have helped to develop, and the ability to influence local decision-making. Good community involvement enables the Council to develop a better understanding of the community's needs and views, and become better equipped to respond to them. The wider community benefits from Council services and policies designed to respond to the community's needs and aspirations.

2.3 Principles for Community Involvement

The principles below will underpin all activities carried out to involve the community in preparing and reviewing the Local Development Framework. The principles have been chosen to ensure that all community involvement for the LDF is done in a consistent and co-ordinated way. They also reflect the principles for consultation set out in the Council's Consultation strategy and the Barking and Dagenham Local Compact¹.

- a) **Timeliness:** We will consult in enough time for views to be fed into decision making. We will also provide enough time for people to respond to consultation.
- b) **Providing feedback:** We will always feed back to people taking part in community involvement activities. This should explain what the overall findings were, how the suggestions put forward were used and why views were not taken on board, if appropriate.
- c) **Accessible to everyone:** We will be sensitive to the needs of different groups by providing activities and materials which are accessible to all groups including disabled people, older people and speakers of other languages.
- d) **Clear and effective communication:** We will produce written materials which clearly explain the issues and the questions being asked. We will use plain English and simple maps, and explain any technical terms.
- e) **'Fit for purpose', or being clear on what we're doing and why:** We will be clear about what has already been decided and what the community can influence. We will also be clear about who we are involving and why we are carrying out community involvement.
- f) **A joined-up approach:** We will build strong relationships with partners and other Council departments to deliver the LDF. The LDF will have clear links with the Community Plan and other local, regional and national strategies.
- g) **Links with past and current consultations:** We will do our best to avoid over-consultation and duplication by linking our community involvement activities with other consultation exercises and initiatives. We will also take full account of the findings of previous consultations.

¹ An agreement between LBB, Barking & Dagenham PCT and Barking & Dagenham Voluntary and community organisations

- h) **Involving under-represented groups:** We will take a pro-active approach to involving under-represented groups in the LDF process.
- i) **Information availability:** Consultation documents will be available to view at certain public places and on the Council's website. Information about community involvement activities will be displayed in a range of places and publications.
- j) **A cost effective approach:** We will take an approach which is cost effective and relevant to the needs of our community and stakeholders. We will not carry out consultation for the sake of it or use techniques which do not provide an effective means for reaching the community.

2.4 The Local Community

The Council is committed to involving as many people and groups as possible in forming its planning policies. Any person or organisation that is interested in the planning of the borough can get involved and make comments. The Council recognises that there are many people of working age or with family or other commitments who do not have the time to take part in consultation events or become members of established local community groups. We intend to use a range of consultation techniques to ensure that these people can still have their voice heard (e.g. staffed displays in shopping centres) in a way that is convenient for them.

In addition, there are sections of the community that the Council particularly wishes to ensure are involved, either because of particular needs or because they have traditionally been under-represented in planning matters. We will make efforts to ensure that these groups are involved, in line with the commitment in the Council's Equalities and Diversity Policy Framework to involve these groups on all regeneration and neighbourhood renewal projects. This includes:

- Black and minority ethnic groups
- Businesses
- Carers
- Community and residents groups
- Disabled people
- Ex-offenders
- Faith groups
- Homeless people
- Lesbian, gay, bisexual and transgender communities
- Older people
- People with low levels of literacy
- Refugees and asylum seekers
- Travellers and Gypsies
- The voluntary and community sector
- Unemployed people
- Young people and children

A lot of information is available elsewhere on ways to improve community involvement with these groups, including in the findings of the Community Empowerment and Engagement Policy Commission² and in advice prepared by the Council Equalities and Diversity group.³ The comments below do not attempt to replicate this, but instead raise some of the specific suggestions arising from the consultation for this SCI.

Young people

Innovative, creative ways need to be found to get young people involved. Suggestions include: making full use of technology (internet, text message numbers), using young people to do the consultation, competitions and design competitions. Young people can be reached through schools, youth clubs, youth forums, school councils and in informal places such as parks. The message must be clear and free of jargon, and activities need to be interesting.

Disabled people

A crucial step to enabling disabled people to be involved is to remove barriers to participating. Consultation materials should be available in other formats, including large print, and Braille. Consultation materials should also be available on the Internet with the ability to email them back. Venues must be accessible for wheelchair users. Consultation should be planned so that people with learning difficulties have opportunities to take part. Face-to-face meetings or telephone conversations can be effective ways to engage with people with learning difficulties. Consultation materials which make use of simple headings, clear English and visual aids conveying the message of the text can also be useful tools. Questionnaires can give rise to anxiety, since they can often look like official documents requiring a response. When using written materials (e.g. surveys), phone calls with officers could be offered as an alternative to filling in a form.

When involving the community on an issue which particularly affects certain people (e.g. access issues), visits to interested individuals and groups allow people to ask questions as well as giving their views (e.g. visits to planning groups for disabled people). This establishes a dialogue, and can lead to increased participation throughout the process.⁴

Older people

Some older people have problems getting to and from venues for consultation meetings. Solutions can be to provide transport to events, or to consult older people in locations where they are already meeting, e.g. for a lunch club. Transport is provided

² Available at <http://www.barking-dagenham.gov.uk/9-council/political-structure/pdf/community-engage.pdf>

³ 'Communicating and Consulting with hard to reach groups – 19 ways to reach the hard-to-reach' (LBBD) <http://www.barking-dagenham.gov.uk/6-living/equality/equality-communicating.html>

⁴ The booklet "Equality for Disabled People" by LBBD/ Centre for Independent Integrated Inclusive Living Consortium provides valuable good practice on working with disabled groups.

for Community Forum meetings, so these present a good opportunity to engage older people. Timing of events is also important, since some older people prefer not to travel after dark. In larger meetings, microphones may be needed.

Black and minority ethnic groups

The borough contains a rich diversity of ethnic groups, and it is important to remember that different groups may be affected in different ways by planning decisions. Voluntary sector networks can help to distribute information and make links with BME groups. Language can be a barrier. Some suggestions are: to resource speakers of other languages to consult BME groups; make sure that written materials are written in clear English; provide tailored materials using plain English and pictures, photos etc. for speakers of other languages; provide ways for people to respond which don't involve speaking or writing, e.g. using posters which you can interact with using stickers/pictures. Cultural issues should be considered; for example, events should not be held on religious holidays, and refreshments should be culturally sensitive.

Refugees and asylum seekers

Refugees may experience some of the same barriers to taking part as BME groups. Difficulties with language may be an issue, and cultural issues should also be considered. A commitment to confidentiality may need to be given since some people may feel unsure about speaking freely to authorities.

Faith groups

Faith groups provide a valuable way of reaching communities, and can act as an information channel to consult or give information to their members. For example, places of worship may be willing to have newsletters or posters on display for members. Faith groups have particular needs affected by planning, for example, the need for appropriate buildings which are affordable to groups which may have limited resources, and access to places of worship at certain times for services.

Voluntary and community organisations

The borough has a large voluntary and community sector and it would be very hard to reach all groups. The voluntary sector networks can provide advice, help make contact with groups and reach voluntary organisations through their regular mailings and meetings. Community groups and residents/tenants associations have unique access to their communities, and can be a valuable channel of communication to neighbourhoods. Groups can advise on other events happening locally where consultation could be carried out. Some groups have newsletters, and community centres are useful places to leave newsletters and posters. It may be appropriate to resource groups to consult their communities. The Barking and Dagenham Local Compact has detailed information about how the Council should consult the voluntary and community sector. We will follow the undertakings made in the Compact on how the Council will consult and communicate with the voluntary and community sector.

Lesbian, gay, bisexual and transgender communities

People in lesbian, gay bisexual and transgender communities may have particular needs around certain services, for example housing (set out in detail in the Breaking the Silence report for the borough).⁵ Existing community networks can help to advise on the impacts that proposals might have on these communities.

⁵ Breaking the Silence! Experiences of Lesbians, Gay Men, Bisexuals and Transgender people in Barking and Dagenham – issues for Barking and Dagenham Council and other public sector service providers. (Paul Barlow, August 2003)

3 GETTING INVOLVED IN THE LOCAL DEVELOPMENT FRAMEWORK

3.1 Section Introduction

The documents which make up the Local Development Framework are called Local Development Documents (as described in section 1.4). The community will be encouraged to get involved in developing all Local Development Documents. They fall into two categories:

- (i) Development Plan Documents (DPDs) and
- (ii) Supplementary Planning Documents (SPDs).

This section sets out:

- Who will be involved?
- When you can get involved in Development Plan Documents
- When you can get involved in Supplementary Planning Documents
- How community involvement will be carried out at each stage
- The procedure for community involvement
- Resourcing and management of community involvement
- Standards for feedback and monitoring

3.2 Who will be involved?

The legal requirements for community involvement and public participation for the Local Development Framework are set out in the Town and Country Planning (Local Development) (England) Regulations 2004.⁶ The Council intends to meet and exceed these minimum requirements.

Statutory consultees

The regulations state that certain bodies must be consulted if the Council considers that they will be affected by what is being covered in a Development Planning Document. There is a list of statutory consultees in Appendix 1.

Members

Members are represented on the Local Development Framework steering group. Members will be updated through their magazine, Members Matters, and will have opportunities to be involved in community involvement activities. The Council's full Assembly will be responsible for adopting finalised documents.

⁶ Available from Office of Public Sector Information <http://www.opsi.gov.uk/si/si2004/20042204.htm>

The wider community

The Council wants as many people as possible to be involved in developing the Local Development Framework. Members of the public will be encouraged to take part through a range of community involvement techniques, including methods aimed to target people who do not normally take part (e.g. staffed displays in shopping centres).

Local voluntary and community groups

The Council is keen to involve a wide range of voluntary and community groups in the Borough. (See section 2.4 for more detail.)

Under-represented groups

Particular efforts will be made to target groups which have traditionally been under-represented in planning matters. (See section 2.4 for more detail.)

Barking and Dagenham Partnership

Officers preparing the LDF will provide regular updates to the six sub-groups of the borough's Local Strategic Partnership, Barking and Dagenham Partnership. Where appropriate, officers may attend meetings to discuss Local Development Documents with subgroup members. Subgroup members will be invited to LDF focus groups or events where appropriate.

Local Businesses and Developers

We will involve local businesses and developers, through links with umbrella organisations (e.g. the Chamber of Commerce) and through the LDF database, where businesses or developers with an interest in the LDF can register to receive regular updates.

3.3 When you can get involved - Development Plan Documents

Development Plan Documents will form part of the statutory development plan. (The statutory development plan provides the basis on which decisions on planning applications are made.) The Development Plan Documents (DPDs) to be prepared are (these may be added to at a later stage):

- (i) Core Strategy
- (ii) Proposals Map
- (iii) Site Specific Allocations
- (iv) Borough Wide Development Policies
- (v) Waste

There are more details on the Development Plan Documents in the Local Development Scheme document, which is available on the Council website or by calling the Council Planning department.

There are three main stages where the community can be involved in preparing the Development Plan Documents:

Stage 1: Issues and Options Stage

The Council intends to consult widely on the issues and options affecting the LDF, building on what we already know from previous consultations. The Council will produce a set of Issues and Options Papers setting out the main issues to be covered by the LDF documents.

The Issues and Options Papers will be short papers which put the issues into context and give people the background information they need to participate in the consultation in a meaningful way. The papers will be user friendly and accessible to a broad range of the community. The following Issues Papers will be produced to inform the first set of DPDs to be produced as part of the LDF (refer to paragraph 3.3):

- Vision
- Development Location/Growth
- Environment
- Transport
- Housing
- Community
- Town Centres
- Employment
- Local Area Issues

For each topic, the Issues and Options Paper will set out:

- the key issues and options
- the main questions that need addressing/ areas for discussion
- options that could be taken
- which of the Local Development Framework documents affect the issue and how
- what the Local Development Framework can and cannot achieve for the issue
- the links between the issue and existing policies, e.g. the Community Strategy

The first stage for the community to get involved will be in responding to the questions raised in the Issues and Options Papers. The activities which will be carried out to involve the community are set out in section 3.5

Sustainability Appraisal Scoping Report

Alongside the Issues and Options Papers, a Scoping Report for the Sustainability Appraisal for the LDF will be published. The Scoping Report will include information on the following:

- Baseline information on the environmental, social and economic aspects of the borough
- Key sustainability issues in the borough
- Twenty one sustainability objectives which are to be used as a basis for appraising future plans.

The Scoping Report is to be used as a guide for undertaking future SAs on the Local Development Documents. The Council is required to consult the four statutory bodies (see Appendix 2) on the scope of the SA. The community are also invited to respond to the questions raised in the SA Scoping Report.

Initial Sustainability Appraisal Work

When the consultation on the Issues and Options Papers comes to an end the Council will start working on developing policy options for each Local Development Document (taking into account the results of the consultation on the issues and options). These options will be appraised using the sustainability objectives identified in the Scoping Report. In undertaking this work, consultation will take place with key community groups as well as the statutory consultees. The results will be posted on the Council's internet site.

Stage 2: Preferred Options Stage

The Council will then use the results of the first stage of community involvement to produce a Preferred Options document for each of the Development Plan Documents.

The Preferred Options documents will set out:

- The issues, needs and constraints facing the area
- Proposed spatial vision and objectives for the area
- Proposals for practically delivering the strategy, including options for the type, mix and location of development
- Alternative approaches (where appropriate)

Each Preferred Options document will be accompanied by a Sustainability Appraisal report.

There will be a six week consultation on the Preferred Options documents and the Sustainability Appraisal reports, when the Council will actively encourage communities and partners to give their views on them. The community will be able to comment on the options set out in the reports and make suggestions. The activities which will be

carried out to involve the community are set out in section 3.5. The Council will ensure that the Preferred Options documents are publicised to those who participated in Stage 1 so that they can see how their contributions were used and have a chance to respond. The Council will try to resolve community or partner concerns at this stage.

Stage 3: Submission Stage

All responses to the Preferred Options documents will then be considered and used to draft the 'final' versions of the Development Plan Documents, called the Submission Development Plan Document (DPD). The DPD(s) will then be submitted (along with the Sustainability Appraisal for each DPD) to the Secretary of State for examination by independent inspectors.

Upon submission to the Secretary of State there will be a second six week consultation on the Development Plan Document(s) and associated Sustainability Appraisal(s). Notification of the submission and six week consultation period will be given to anyone who has requested to be notified of the submission and anyone who has taken part in earlier stages of consultation. This consultation period aims to ensure that communities and partners are satisfied with the documents. Any changes made as a result of responses are expected to be minor amendments only (e.g. to wording) rather than major changes. (This applies to changes suggested by the Council as well as by members of the community.) This is because Stage 3 is the final stage of consultation, so any major changes made after this point would not be able to go through further consultation. The aim is that if the community involvement in earlier stages has been effective, there should be no new major issues surfacing at Stage Three. Representations made at this stage will be compiled and sent to the Secretary of State (except site allocations representations). They will also be made available for public inspection.

Individuals or organisations making representations in respect of site allocations at this stage will be required to show how the proposals meet the tests of soundness and other requirements including sustainability appraisal. Further details of the process of Submission and Examination are available in Government guidance including Planning Policy Statement 12.⁷ In compliance with the regulations, the Council will publish any representation that has been received which is a site allocations representation and make them available for public inspection at the same places as the preferred options documents.

The activities which will be carried out to consult the community and partners at this stage are set out in section 3.5. The three main stages of consultation are set out in the chart below:

⁷ Planning Policy Statement 12: Local Development Frameworks. Available at www.odpm.gov.uk

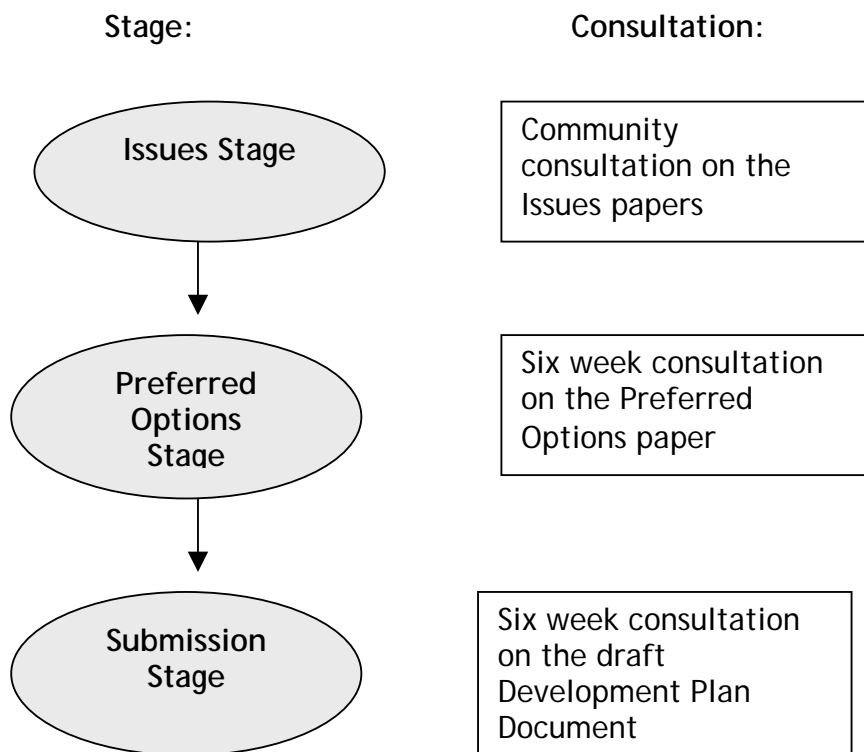


Figure 3: Flow chart showing consultation for Development Plan Documents up to submission stage.

Examination

Following submission of the Development Plan Document(s) and associated Sustainability Appraisal(s), they will go before a Secretary of State appointed Planning Inspector for an examination in public. The purpose of the examination is to determine whether the Development Plan Document is sound. Legislation requires notification to all those bodies or persons who made representations, of details of the time and place of the examination at least 6 weeks before the examination. Details of the examination must also be advertised in the local press and published on the Council’s website. The Council will comply with these requirements.

Adoption

When a Development Plan Document is adopted it is necessary for the Council to advise a range of parties of the adoption. The Council will:

- Publish the Inspector's recommendations and reasons and give notice to those persons who requested to be notified.
- Make available for inspection the adopted document, an adoption statement, and the Sustainability Report.
- Publish the adoption statement on the Council's website.
- Give notice by local advertisement of the adoption statement and the fact the document is available for inspection.
- Send the adoption statement to any person who asked to be notified of the adoption.
- Send the adoption statement and the document to the Secretary of State.

3.4 When you can get involved - Supplementary Planning Documents

Supplementary Planning Documents provide extra guidance to supplement the policies and proposals in the Development Plan Documents. The Supplementary Planning Documents (SPDs) to be prepared are (these may be added to at a later date):

- (i) LBBB Urban Design Framework
- (ii) LBBB Public Realm Strategy
- (iii) Broad Street Planning Brief

There is one stage where the community can get involved in the preparation of Supplementary Planning Documents. This will be a consultation period for each SPD lasting six weeks. Once the Council has received representations on the SPD and made any changes to the document, it will adopt the document.

As set out earlier in paragraph 1.4, the Council will undertake a Sustainability Appraisal of each SPD. At the start of the process, the Council will consult the statutory consultees on the scope of the Sustainability Appraisal. When the Council consults on each SPD it will also consult on an accompanying Sustainability Appraisal report.

Upon adopting the SPD, the Council will publish an adoption statement, the adopted SPD, a consultation statement outlining how representations have been dealt with and an accompanying Sustainability Appraisal Report. More details on the SPDs are available in the Council's Local Development Scheme.⁸

The activities which will be carried out to involve the community are set out in the next section.

3.5 What will we do to involve the community at each stage?

⁸ Available at www.lbbd.gov.uk

Different types of tools, techniques and methods will be used to involve the general public and under-represented groups in the planning process. These methods will be tailored to engage particular groups within the community. Specific consultation methods (Appendix 3) will be used to obtain feedback at different stages in the Local Development Framework process, relating to specific Local Development Documents.

We will carry out community involvement activities according to the principles set out in Section 2:

- Timeliness
- Providing feedback
- Accessible to everyone
- Clear and effective communication
- Fit for purpose (being clear what we're doing and why)
- A joined up approach
- Links with past and current consultations
- Involving under-represented groups
- Making information available

We aim to design community involvement activities to give people the chance to take part at three different levels:

- a) Information*
- b) Easy, quick ways to ask questions and give views*
- c) Opportunities to participate in detail*

a) Information about the LDF and opportunities to take part in consultation will be distributed to a very wide range of people and groups, using:

- Local newspapers
- The Citizen magazine
- LBBDD website
- An LDF newsletter
- Information in local newsletters including community newsletters, partners' newsletters
- Mailings to local groups and those on the LDF database
- 'Hotline' – a telephone number and email address where people can contact Council staff working on the LDF with any questions.

b) Easy, quick ways to make suggestions and comments will be provided so that a large number of people can put their views across without making big demands on their time. This could include:

- Surveys in newsletters
- Discussions and presentations at Community Forums

- Discussions and presentations at the forums for equalities (e.g. the Faith Forum, Forum for the Elderly)
- Displays and exhibitions in public places, e.g. shopping centres

c) *Opportunities to participate in more detail* will be provided, giving those with an interest the chance to get more involved in the development of the LDF. This will include activities which allow Council officers and local people to discuss the issues and possible options in much more detail, and lead to a much greater transfer of ideas. It is expected that a smaller number of people would be involved at this level, in activities which could include:

- Visits to local groups
- Focus groups, e.g. the Citizens Panel
- One to one meetings or calls with representatives of local organisations and partners

We hope that using a range of methods will result in a wide range of information being obtained, including quantitative data from surveys, and more qualitative information from meetings with groups and focus group sessions.

3.6 Community Involvement Procedure

In addition to these activities, all Local Development Documents will follow the statutory community involvement procedure set out below:

- (i) Notification will be given in writing to the relevant specific (statutory) consultees, general (non-statutory) consultees, groups and known interested parties.⁹
- (ii) Copies of the document will be available at the Council offices, during office hours, for inspection or purchase.
- (iii) Copies of the document will be available to view at libraries and other venues.
- (iv) Comments in writing must be submitted by the deadline, on the form provided.
- (v) All comments received will be public information.
- (vi) Where people object to wording in specific Development Plan Documents, they will be encouraged to suggest an alternative form of wording.
- (vii) All consultation documents for DPDs and SPDs will be available in the following formats:
 - a. Braille
 - b. Textphone
 - c. Spoken word
 - d. Large print
 - e. Community languages (through the Translation & Interpretation Services)

⁹ Specific and general consultees are defined in the Regulations.

Figure 4: Table showing Community Involvement Programme

	Stage in the document preparation process	Who's going to be involved	INFORMATION						PARTICIPATION						Feedback
			Press	Web-site	Citizen	Members Matters	Mailing to groups and LDF database	1 to 1 calls/ migs with key partners/ groups / visits to local groups / focus groups	Comm. Forums	Update to LSP subgroups	Equality Forums	Display/ exhibitions	Two way dialogue, opportunities to influence and ask questions.		
DPD	Preparation of Issues and Options papers and the Sustainability Appraisal Scoping Report.	Statutory Consultees, Community partners, LSP subgroups & internal officers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	All participants to receive feedback through 6 week consultation period.
	Ongoing consultation on the initial Sustainability Appraisal work on the Options	Statutory consultees, LSP, partners and internal officers	✓			✓									Outputs and results will be reported in the SA report at Preferred Options stage.
	6 week consultation on Preferred Options paper and formal Sustainability Appraisal Report	Statutory Consultees, Community partners, LSP subgroups & internal officers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	Mailing to groups and LDF database to publicise 6 week consultation on DPD will include feedback.
	6 week consultation on DPD, after submission to Secretary of State	Statutory Consultees, Community, LSP	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	Mailing to groups and LDF database to publicise

		INFORMATION						PARTICIPATION							
		Updating on progress, promoting participation opportunities, providing easy way to comment (questionnaire, phone numbers, email)						Two way dialogue, opportunities to influence and ask questions.							
	Stage in the document preparation process	Who's going to be involved	Press	Web-site	Citizen	Members Matters	Mailing to groups and LDF database	1 to 1 calls/ mgs with key partners/ groups	visits to local groups / focus groups	Comm. Forums	Update to LSP subgroups	Equality Forums	Display/ exhibitions		
		partners, LSP subgroups												Feedback examinations/site allocations representations will include details of consultation statement.	
	Publication of representations made in respect of site allocations at submission stage	Statutory consultees, community partners.	✓	✓	✓	✓	✓							Mailing to groups and LDF database to publicise examination in public will include details of consultation statement in respect of site allocations representations (if appropriate)	
	Examination	Statutory consultees, Community partners.	✓	✓	✓	✓	✓							Mailing to groups and LDF database to publicise adoption of document and associated documents, including Inspector's recommendations.	

3.7 Resourcing and Management of the Process

The majority of the work involved in undertaking community involvement will be the responsibility of the Council's Planning Policy and Strategy Team. Assistance from other staff within the Council may also be required.

We will make full use of existing forums, umbrella groups, and interest groups. Wherever possible we will also link with other consultation exercises. If appropriate, we will also consider resourcing other groups to carry out activities.

We will try to remove the barriers to taking part in consultation wherever possible, for example by providing accessible venues within easy reach, or by providing childcare where appropriate. We will provide suitable refreshments at consultation events.

We will ensure that links can be made between the consultation for the LDF and other consultation exercises in the Council by using the mechanisms in place to share details of consultations that are planned with other departments. We will also post copies of LDF consultation reports on the consultation section of the Council website.

3.8 Standards for Feedback & Reporting on Representations and Monitoring

Acknowledging & Reporting back

All responses received by letter, email or fax will be acknowledged with a reasonable period. Anyone making comments on the Issues Paper, Preferred Options Paper, SCI, DPDs or SPDs will be included on the LDF database and be automatically kept informed at all further stages of the process.

At the end of each consultation period the Council will analyse the responses and prepare a summary report, where appropriate. The comments and the reports will be made publicly available.

Feedback will be given to all groups and people who taking part in community involvement, for example through return visits, letter, telephone calls or by providing copies of consultation reports.

Monitoring and Mechanisms for Review of the Development Plan

An Annual Monitoring Report on the LDF will be published for information and comment. This will inform the planning policy review process and public involvement opportunities. The Annual Monitoring Report will also be available to view at public access points and on the Council's web site. Publication of the report will be advertised via the local press, website and other relevant local media as appropriate.

All published planning policy documents and summaries, including those on the web site will contain contact names, addresses, telephone numbers and email addresses, and details of where to find out more information and make comment.

4 COMMUNITY INVOLVEMENT IN PLANNING APPLICATIONS

4.1 Section Introduction

All planning applications should comply with the policies set out in the Local Development Framework unless there are other material considerations. Section Three covered how people can influence the drafting of the LDF policies. People will continue to have the chance to get involved in decisions on individual planning applications, and this Section covers how they can do so.

4.2 Levels of Community Involvement required by law

The Government has set minimum standards for consultation on planning applications. These are set out in the table below:

Type of development	Consultation procedure
Major development <i>(sites of 10 or more dwellings/ over 0.5 hectares or the creation of 1,000 square metres or more of floorspace or site exceeds 1 hectare)</i>	Advertisement in a local newspaper and a site notice <i>or</i> neighbour notification
Application accompanied by Environmental Statement	Advertisement in the local newspaper and a site notice <i>or</i> neighbour notification
Proposals departing from the Development Plan	Advertisement in the local newspaper and a site notice <i>or</i> neighbour notification
Development affecting public right of way	Advertisement in the local newspaper and a site notice <i>or</i> neighbour notification
Minor or other development	Site notice <i>or</i> neighbour notification
Development affecting the setting of a listed building	Advertisement in local newspaper and a site notice

Development affecting the character or appearance of a Conservation Area	Advertisement in local newspaper and a site notice
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Figure 5: Minimum standards for consultation on planning applications

The Barking and Dagenham Local Planning Authority exceeds these minimum standards for involving the community in planning applications, as described below.

4.3 How we involve the community before applications are made

The Council encourages all developers to have discussions with the Council before submitting an application. The Council expects that this will be the stage where planning officers can advise developers of whether pre-application community involvement should be considered.

The Council will encourage developers to undertake community involvement before submitting applications, especially on applications which may have an impact on the local community. The key to successful pre-application consultation is to ensure that it is carried out at an early stage, rather than consulting on proposals which have already been developed to a point where it is difficult to take other views on board. Developers should ensure the Council is aware that they are carrying out community involvement, and pass on the results including details of what involvement was carried out and who was involved. The programme for pre-application consultation should include:

- Timing of consultation in relation to the development timetable
- Methods of consultation, with the aim of genuine dialogue
- Who is to be consulted and opportunities for on-going involvement
- How feedback is to be provided

We will encourage developers to comply with the standards for community involvement set out in this Statement for Community Involvement and the Local Compact.

4.4 How we involve the community when we receive a planning application

In addition to carrying out the statutory consultation set out in table 5 above, all pending planning applications are put on to the Council website, which can be searched by street name and address or reference number. It is also planned to scan all applications received since 1948 and put these on the website.

Current planning applications are available to view at the planning office during normal office hours. We will post copies of plans free of charge to any member of the public who is not able to view them online or at the Council offices for personal or professional reasons.

Every application received goes on a list which is circulated every two weeks to Councillors and put on the Council website.

4.5 How we involve the community during processing of planning applications

Planning Officers carry out direct and indirect community consultation. The level of consultation carried out depends on the likely scale and impact of the proposal. As a minimum all adjoining occupiers are consulted by letter, but consultation could also include press notices, letters notifying additional nearby properties, site notices and visits to community groups, if requested.

Any application which gets more than five objections automatically goes to the Development Control Board to be decided, and the Ward Councillors are notified of the nature and scale of the comments received.

All forms of notification will contain the name and the direct telephone number of the officer dealing with the application. Officers will normally be available to discuss applications by telephone, but appointments should be made if it is wished to discuss the application in person at the planning offices.

4.6 How we involve the community when the application goes to the Development Control Board

The agendas for meetings of the Development Control Board are available on the Council website seven days before the meeting date.

Subject to limitations on time and numbers members of the public have the right to speak at Development Control Board meetings. Any members of the public who have registered to speak will be notified of the meeting in advance. Leaflets explaining the procedure are sent with the acknowledgement letters.

4.7 How we involve the community after a decision is taken on an application

A letter is sent to all people who have responded to the consultation on the planning application telling them the decision and including a copy of the officer's report. The decision is also published on the Council's website.

4.8 How we involve the community if an appeal is received on an application

All the people who were consulted on the original application will be informed by letter, explaining that an appeal has been lodged and what they can do to respond.

5 APPENDIX

5.1 Appendix 1: Statutory Consultees for Development Plan Documents

The Regulations state that at the Issues, Preferred Options and Submission stages of developing a DPD, the following specific consultation bodies must be consulted if we consider that the body will be affected by what is proposed to be covered in the DPD:

1. Government Office for London
2. GLA
3. The Mayor of London
4. London Development Agency
5. Department of Environment, Food, and Rural Affairs
6. Adjoining Local Planning Authorities
7. The Countryside Agency
8. The Environment Agency
9. The Historic and Monuments Commission for England (English Heritage)
10. English Nature
11. The Strategic Rail Authority
12. Historic Buildings and Monuments Commission for England
13. Strategic Rail Authority
14. Relevant telecommunications companies
15. Strategic Health Authority
16. Relevant electricity and gas companies
17. Relevant sewerage and water undertakers
18. Equal Opportunities Commission
19. Local Airport operators

5.2 Appendix 2: Statutory Consultees for the Sustainability Appraisal of the Development Plan Documents and the Supplementary Planning Documents

1. The Countryside Agency
2. The Environment Agency
3. The Historic and Monuments Commission for England (English Heritage)
4. English Nature

5.3 Appendix 3: Non-statutory Consultees for the Local Development Framework

The Regulations state that at the Issues, Preferred Options and Submission stages of developing a DPD, the following general consultation bodies should be consulted if we consider that the body will be affected by what is proposed to be covered in the DPD:

1. Voluntary bodies, some or all of whose activities benefit any part of the authority's area.
2. Bodies which represent the interests of different racial, ethnic or national groups in the authority's area.
3. Bodies which represent the interests of different religious groups in the authority's area.
4. Bodies which represent the interests of disabled persons in the authority's area.
5. Bodies which represent the interests of persons carrying on business in the authority's area.

5.4 Appendix 4: Description of Proposed Consultation Techniques

Working with partners

We will involve partners fully. Umbrella groups and networks (covering for example: business, voluntary sector groups, faith groups, ethnic minority organisations) are a valuable source of advice on how to target their members or communities. Many have newsletters which can be used for publicity. Umbrella groups should be seen as a first port of call, not an easy way to 'tick the box' in consulting any group.

Council website

We will make full use of the Council website, to notify people of community involvement activities and keep informed of progress with the LDF.

Local Press and Citizen magazine

Notices in the local press and Citizen magazine will update residents on progress, and advertise opportunities to participate in consultation activities.

Mailing to groups and LDF database

An LDF database will be set up to provide a way to keep track of people who have taken part in the consultation. Every time an organisation or individual takes part, their details will be stored on the database along with notes of any LDF documents they are particularly interested in. The people on the database will automatically receive all LDF mailings. LDF newsletters will provide a way to use questionnaires, giving people an easy, quick way to put their views across. The LDF database will not aim to be an exhaustive list of local organisations and it is not envisaged that a comprehensive database will be built from scratch. Instead the LDF consultation will be publicised by making use of existing information channels. For example, newsletters are regularly sent to large databases of local groups (e.g. businesses, voluntary sector organisations). Information channels include:

- Articles in community newsletters (e.g. Abbey Gascoigne & Thames).
- Articles in umbrella organisation newsletters (e.g. CVS, Chamber of Commerce)
- Leaving LDF newsletters in venues (e.g. community centres, places of worship)
- Distributing LDF newsletters at other events

Surveys/ questionnaires

Surveys and questionnaires can provide a convenient, quick way for a large number of people to comment on proposals and make suggestions. However they have several disadvantages. They do not allow for a dialogue or for questions to be asked. They can restrict what views are expressed by asking for answers to specific questions. The results can also be biased, for example if a small number of responses is received or if a large number responses are received from a certain group. Surveys should only be used in conjunction with other community involvement methods. A step by step guide to surveys is included in the Council's Consultation Toolkit.

Community Forums

It is proposed that the Forums are visited twice for the DPDs: during preparation of the Options papers and the six week Options paper consultation (to provide feedback). It is proposed that the Forums are visited once for the SPDs during the 6 week consultation. Presentations should also include ways for people to give views and ask questions.

Equality forums

The forums set up for refugees, elderly people, faith groups, BME organisations, LGBT community, disabled people and travellers provide an excellent starting point for reaching under-represented groups. It is proposed that each Forum is visited twice for the DPDs, first during preparation of the Options papers and second during the 6 week Options paper consultation (to provide feedback). It is proposed that each Forum is visited once for the SPDs during the 6 week consultation.

Visits to local groups/ focus groups

It is proposed that the visits to equality forums are supplemented with a number of visits to local groups. This will ensure that a wider range of people are involved. Visits and focus groups can result in rich information, since they set up a dialogue with those being consulted and allow for a much greater transfer of ideas. Past examples have included a visit to people taking part in an ESOL class and a workshop with a School Council. Visits would take place at two stages for the DPDs – during preparation of Options Papers and during the 6 week consultation on Options Papers (to provide feedback). They would take place during the 6 week consultation for the SPDs.

One to one meetings/ calls with stakeholders, key local organisations

Individual contacts with key local organisations can provide a quick and in-depth way to engage organisations on particular issues relevant to them. They also provide a meaningful way to involve major stakeholders. It is proposed that a series of one-to-one meetings or phone calls with representatives from key local organisations is carried out at two stages in the DPDs consultation: preparation of the Options papers and during the 6 week consultation on Options papers. For the SPDs there would be one stage of one-to-ones, during the 6 week consultation. It may sometimes be appropriate to compensate organisations for their time.

Displays/ exhibitions

Displays in public places (e.g. libraries, shopping centres, events) are a good way of ensuring that people who do not participate in groups have a chance to find out about the LDF. If displays are staffed they also provide a way for people to ask questions. It is proposed that displays are used twice for the DPDs, once during preparation of the Options papers and second during the 6 week Options paper consultation. It is proposed that displays are used once for the SPDs during the 6 week consultation period. A staffed display during the preparation of Options papers would provide an effective way to get input from a cross section of local people.

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LBBD STATEMENT OF COMMUNITY INVOLVEMENT - SUMMARY

1 INTRODUCTION

1.1 Background

Barking and Dagenham's natural and built environment has changed a lot over the last 15 years. We want to make sure that change over the next 15 years is carefully managed so that the quality of the environment is maintained and improved. It is the purpose of Barking and Dagenham's Local Development Framework to manage this change, and the community's input is vital to this.

The Government has recently made major changes to the way the planning system operates. Under the old system, the Council had a Unitary Development Plan – a plan setting out the Council's planning policies and providing the framework for development within the borough. Under the new system the Unitary Development Plan will be replaced with a folder of documents called a **Local Development Framework**.

This document is the Council's draft **Statement of Community Involvement**, or SCI. It sets out what the Council will do to involve the community in the preparation of the borough's Local Development Framework, as well as in planning applications. The Council wants everyone in the community to have the chance to help shape the future of the borough. We have developed this Statement of Community Involvement to set out how the Council will do that.

1.2 What is a Statement of Community Involvement?

The Statement of Community Involvement sets out:

- The Council's vision and standards for community involvement
- A description of the local community, identifying groups who may have been under-represented in the past
- How the community will be involved in preparing Local Development Framework documents
- Suitable methods for involving the community in each LDF document
- How the community will be involved in decisions on planning applications
- What resources will be provided to carry out community involvement in the LDF

2 PRINCIPLES AND PURPOSE OF COMMUNITY INVOLVEMENT

2.1 Principles for Community Involvement

The principles below will underpin all activities carried out to involve the community in preparing and reviewing the Local Development Framework.

- a) **Timeliness:** We will consult in enough time for views to be fed into decision making. We will also provide enough time for people to respond to consultation.
- b) **Providing feedback:** We will always feed back to people taking part in community involvement activities. This should explain what the overall findings were, how the suggestions put forward were used and why views were not taken on board, if appropriate.
- c) **Accessible to everyone:** We will be sensitive to the needs of different groups by providing activities and materials which are accessible to all groups including disabled people, older people and speakers of other languages.
- d) **Clear and effective communication:** We will produce written materials which clearly explain the issues and the questions being asked. We will use plain English and explain any technical terms.
- e) **'Fit for purpose', or being clear on what we're doing and why:** We will be clear about what has already been decided and what the community can influence. We will also be clear about who we are involving and why we are carrying out community involvement.
- f) **A joined up approach:** We will build strong relationships with partners and other Council departments to deliver the LDF. The LDF will have clear links with the Community Plan and other local, regional and national strategies.
- g) **Links with past and current consultations:** We will do our best to avoid over-consultation and duplication by linking our community involvement activities with other consultation exercises. We will also take full account of the findings of previous consultations.
- h) **Involving under-represented groups:** We will take a pro-active approach to involving under-represented groups in the LDF process.
- i) **Information availability:** Consultation documents will be available to view at certain public places and on the Council's website. Information about community involvement activities will be displayed in a range of places and publications.

2.2 The Local Community

The Council is committed to involving as many people and groups as possible in forming its planning policies. There are sections of the community that the Council particularly wishes to ensure are involved, due to their needs or because they have traditionally been under-represented in planning matters. This includes:

- Black and minority ethnic groups
- Businesses
- Carers
- Community and residents groups
- Disabled people
- Ex-offenders
- Faith groups
- Homeless people
- Lesbian, gay, bisexual and transgender communities
- Older people
- People with low levels of literacy
- Refugees and asylum seekers
- Travellers and Gypsies
- Voluntary and community sector
- Unemployed people
- Young people and children

The SCI makes suggestions for how to involve these groups.

3 GETTING INVOLVED IN THE LOCAL DEVELOPMENT FRAMEWORK

3.1 Who will be involved in preparing the Local Development Framework

The LDF affects the whole community, and the Council hope that a wide range of people will be involved in shaping the LDF. We will carry out community involvement activities to target:

- Local voluntary and community groups
- Statutory consultees
- Members
- The wider community
- Under-represented groups
- Barking and Dagenham Partnership

The SCI has more details on how we will involve each of these groups.

3.2 How you can get involved - Development Plan Documents (DPDs)

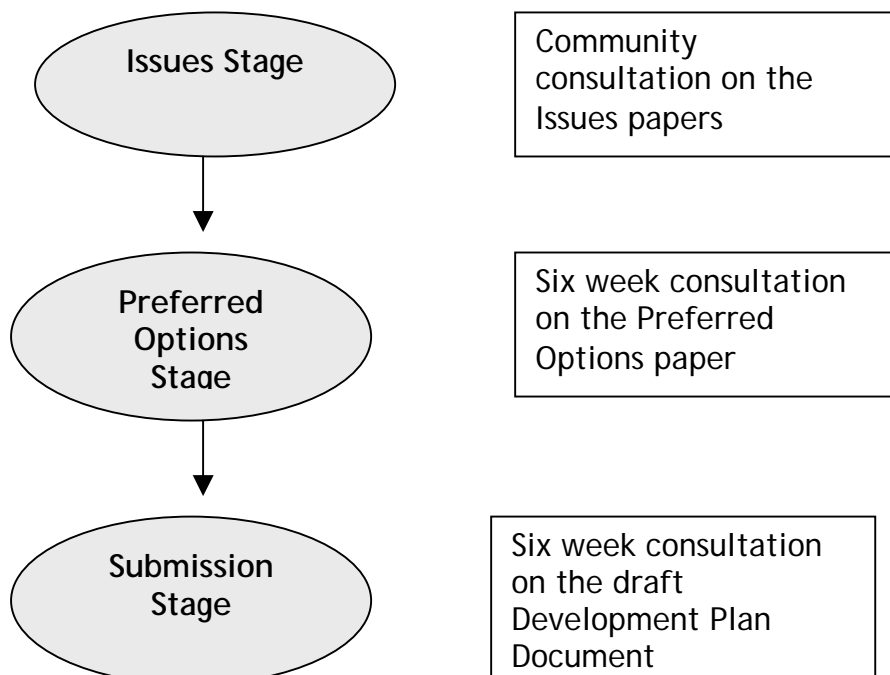
The Local Development Framework consists of around nine documents. Some are Development Plan Documents, and others are Supplementary Planning Documents. The SCI describes the difference between the two types.

There are three main stages of involvement in Development Plan Documents. These are:

Stage 1 – Issues stage. The first stage for the community to get involved will be in responding to the questions raised in Issues Papers covering Vision, Development Location/Growth, Environment, Transport, Housing, Community, Town Centres, Employment, and Local Area Issues.

Stage 2 – Preferred Options stage. The Council will then use the results of Stage 1 to produce a Preferred Options document for each of the DPDs, setting out the issues and constraints facing the area, proposed spatial vision and objectives for the area, proposals for delivering the strategy and alternative approaches (where appropriate). There will be a six week consultation on the Preferred Options documents when the Council will actively encourage communities and partners to give their views on them.

Stage 3 – Submission stage. All responses to the Preferred Options documents will then be considered and used to draft the ‘final’ versions of the Development Plan Documents, called the Submission DPD. At this point there will be a second six week consultation on the Development Plan Documents. Any changes made as a result of responses are expected to be minor amendments only (e.g. to wording) rather than major changes.



The chart above shows the three main stages of consultation for Development Plan Documents.

3.3 How you can get involved - Supplementary Planning Documents

There is one stage where the community can get involved in the preparation of Supplementary Planning Documents. This will be a consultation period for each SPD lasting six weeks. Once the Council has received representations on the SPD and made any changes to the document, it will adopt the document.

3.4 What will we do to involve the community at each stage?

We will carry out community involvement activities according to the principles set out above. The community involvement methods used will depend on the document being considered and the stage in the process.

We aim to carry out community involvement activities designed to give people the chance to take part at three different levels of involvement:

a) Information will be distributed to a wide range of people and groups using: local papers, the Citizen, LBBB website, an LDF newsletter, information in local newsletters including community/partners' newsletters, mailings to groups and the LDF database and a hotline.

b) Easy, quick ways to make suggestions and comments will be provided so that a large number of people can put their views across without making big demands on their time. This could include surveys in newsletters, discussions/presentations at Community Forums, discussions at the forums for equalities and displays in public places, e.g. shopping centres

c) Opportunities to participate in more detail will be provided, giving people a chance to get more deeply involved. This will include activities which allow Council officers and local people to discuss the issues and possible options in much more detail, and lead to a much greater transfer of ideas. It is expected that a smaller number of people would be involved, in activities which could include visits to local groups, focus groups and one to one meetings/calls with representatives of local organisations.

We hope that using a range of methods will result in a wide range of information coming forward, including quantitative data from surveys, and more qualitative information.

3.5 Community Involvement Procedure

- (i) Copies of the document will be available at the Council offices during office hours
- (ii) Copies of the document will be available to view at libraries and other venues.
- (iii) Comments in writing must be made on the form provided, by the deadline.
- (iv) All comments received will be public information.
- (v) All consultation documents for DPDs and SPDs will be available in Braille, Textphone, Spoken word, Large print, Community languages (through T&IS)

We will ensure that links can be made between the consultation for the LDF and other consultation exercises in the Council by using the cross-department consultation spreadsheet to identify possible links. We will also post copies of LDF consultation reports on the consultation section of the Council website.

3.6 Standards for Feedback

All responses will be acknowledged with a reasonable period. Anyone making comments will be included on the LDF database and kept informed at all further stages. At the end of each consultation period the Council will analyse the responses and prepare a summary report, where appropriate, to be publicly available. Feedback will be given to all people taking part, for example through return visits, letter, phone calls or by providing copies of consultation reports.

4 COMMUNITY INVOLVEMENT IN PLANNING APPLICATIONS

The Barking and Dagenham Local Planning Authority exceeds the minimum standards for involving the community in planning applications, as described below.

4.1 How we involve the community before applications are made

The Council encourages all developers to have discussions with the Council before submitting an application. The Council will encourage developers to undertake community involvement before submitting applications, especially on applications which may have an impact on the local community. The key to successful pre-application consultation is to ensure that it is carried out at an early stage, rather than consulting on proposals which have already been developed to a point where it is difficult to take other views on board.

4.2 How we involve the community when we receive a planning application

In addition to carrying out the statutory consultation, all pending planning applications are put on to the Council website, which can be searched by street name and address or reference number. Current planning applications are available to view at the planning office during normal office hours. We will post copies of plans free of charge to any member of the public who is not able to view them online or at the Council offices for personal or professional reasons.

4.3 How we involve the community during processing of planning applications

Planning Officers carry out direct and indirect community consultation. The level of consultation carried out depends on the likely scale and impact of the proposal. As a minimum all adjoining occupiers are consulted by letter, but consultation could also include press notices, letters notifying additional nearby properties, site notices and visits to community groups, if requested.

Any application which gets more than five objections automatically goes to the Development Control Board to be decided, and the Ward Councillors are notified of the nature and scale of the comments received.

All forms of notification will contain the name and the direct telephone number of the officer dealing with the application. Officers will normally be available to discuss applications by telephone, but appointments should be made if it is wished to discuss the application in person at the planning offices.

4.4 How we involve the community when the application goes to the Development Control Board

The agendas for meetings of the Development Control Board are available on the Council website seven days before the meeting date. Subject to limitations on time and numbers members of the public have the right to speak at Development Control Board meetings. Any members of the public who have registered to speak will be notified of the meeting in advance. Leaflets explaining the procedure are sent with the acknowledgement letters

4.5 How we involve the community after a decision is taken on an application

A letter is sent to all people who have responded to the consultation on the planning application telling them the decision and including a copy of the officer's report. The decision is also published on the Council's website.

4.6 How we involve the community if an appeal is received on an application

All the people who were consulted on the original application will be informed by letter, explaining that an appeal has been lodged and what they can do to respond.

4.7 How we involve the community if an appeal is received on an application

All the people who were consulted on the original application will be informed by letter, explaining that an appeal has been lodged and what they can do to respond.

4.8 Table showing Community Involvement Programme for main stages for preparation of documents being prepared as part of LDF (See Appendix 3 in the SCI for description of community involvement techniques to be used for LDF)

	Stage in the document preparation process	Who's going to be involved	INFORMATION				PARTICIPATION						Feedback		
			Press	Web-site	Citizen	Members Matters	Maintaining to groups and LDF database	1 to 1 calls/ mrgs with key partners/ groups	visits to local groups / focus groups	Comm. Forums	Update to LSP subgroups	Equality Forums		Display/ exhibitions	
DPD	Preparation of Issues and Options paper	Community, LSP partners, LSP subgroups & internal officers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	All participants to receive feedback through 6 week consultation period.
	6 week consultation on Preferred Options paper and formal Sustainability Appraisal Report	Community, LSP partners, LSP subgroups & internal officers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	Mailing to groups and LDF database to publicise 6 week consultation on DPD will include feedback.
	6 week consultation on DPD, after submission to Secretary of State	Community, LSP partners, LSP subgroups	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
SPD	Preparation of paper		n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	
	6 week consultation on SPD	Community, LSP partners, LSP subgroups	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	All participants to receive feedback.

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STATEMENT OF COMMUNITY INVOLVEMENT CONSULTATION REPORT

1. INTRODUCTION

Over April to July 2005, Groundwork East London carried out consultation activities to involve local people and groups in preparing a draft Statement of Community Involvement (SCI) for the Borough. A Statement of Involvement is a document setting out the Council's vision for community involvement, and how the Council will involve the community in preparing the Local Development Framework.

The comments and suggestions made during the consultation were used to inform the spirit and the detail of the draft SCI. This report sets out the consultation activities which were carried out and summarises the key findings.

After the draft SCI has been published there will be a second round of consultation, allowing people an opportunity to comment on the draft. This consultation report will then be updated to include the activities and outcomes from that round.

2. WHO TOOK PART

The community involvement work undertaken for the pre-drafting stage of the SCI has involved a large number of people including Council officers, representatives from local community and voluntary groups, partners, members of various forums and umbrella groups, young people and members of the public. In total over 300 people contributed to the project.

- Around 110 young people took part. 90 Year Seven pupils from All Saints School and 20 young people from the BAD Youth Forum took part in workshops.
- Around 15 people at two community groups in the borough gave insights into the best ways to involve people at a neighbourhood level.
- Seventy members of the public took part in the activity on the SCI stall at the Town Show.
- Fourteen responses were received to 95 newsletter surveys, posted out to organisations including faith groups, voluntary and community organisations, ethnic groups and youth groups. More surveys were distributed at Community Forums, the Racial Equality Council and to people at meetings.
- Three responses were received to 99 surveys posted out to major developers who have submitted an application to the Council recently.
- Representatives from a range of organisations providing services to BME groups gave feedback through discussions at the Ethnic Minority Partnership Agency, Refugee Forum and the Racial Equality Council.
- Representatives from twelve faith organisations including Jewish, Muslim and Christian groups gave their views at the Faith Forum.
- Disabled people and representatives from organisations providing services to disabled people gave their views at the Disability Equality meeting and at the Access and Planning Review Forum.
- Members of the Barking and Dagenham Partnership Social Cohesion subgroup contributed their views after a presentation to their meeting.

3. CONSULTATION RESULTS

a. Evidence gathering and establishing the baseline for community involvement

First we worked to make links with Council officers and partners relevant to the SCI project. We held a series of meetings (listed in the table below), aimed to:

- bring to the project an understanding of the Council’s vision and principles for community involvement and consultation
- get views on the strengths/weaknesses of current community involvement and good practice to be championed in the SCI
- identify all other strategies and research with relevance to the SCI
- discuss the links between the SCI and other partners/ Council departments
- understand which groups in the community are traditionally under-represented

The table below sets out the meetings held and key issues raised.

Meetings	Key issues raised
SCI steering group meetings (four held April - July).	Meetings attended by representatives from: Barking and Dagenham CVS, LBBD Sustainable Development, Corporate Policy, Equalities and Diversity, Parks, Housing strategy, Democratic Services, Regeneration, Community Development, Neighbourhood Management, Development Control and Education
Meeting with Community Development Manager & Officer	<ul style="list-style-type: none"> • Links with Consultation strategy, Community Development toolkit. • Links with equalities forums.
Meeting with Democratic, Electoral and Members Services Manager	<ul style="list-style-type: none"> • Presentations to Forums must be relevant and have a clear purpose. • Presentations can be dull – use pictures, no acronyms, no jargon • Invite questions and be clear on what you want comments on. • Provide feedback
Meeting with Development Control Manager	<ul style="list-style-type: none"> • See Planning applications section of SCI
Meeting with Policy and Review Officer (with responsibility for consultation)	<ul style="list-style-type: none"> • Consultation hard to police as different departments not always aware of each others’ plans. • Need for use of central consultation database • More use of website for consultation would be welcome • Need for LDF consultation to be well publicised internally • Citizens Panel for focus groups
Meeting with Equalities and Diversity Officer (Regeneration)	<ul style="list-style-type: none"> • Impact assessments assess impact of policy on marginalised groups • Need for clear non technical language & plain English, especially with planning issues. Consider low literacy levels. • More links between consultations and consulting earlier in process.
Meeting with Corporate Equalities and Diversity Adviser	<ul style="list-style-type: none"> • Links with equalities forums – LGBT, Refugees, Disability equality, Travellers, Women’s, Faith • Under-represented groups • Need for integrated approach to consultation; working towards empowerment. • Links with Community cohesion strategy/ Breaking the Silence/ Equalities and Diversity plan/ Anti-discrimination strategy
Meeting with Director of CVS	<ul style="list-style-type: none"> • Making use of partners’ databases and knowledge of their communities. Tap into existing networks.

	<ul style="list-style-type: none"> • Links with Compact • Timescales must be sufficient. Need to enable people to participate (not just about presentations). Need to make use results of consultation/ explain why not used. Clarity on why we consult and what we hope to achieve. VCS should be more involved in developing policy.
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b. Consultation of specific bodies

We consulted specific consultation bodies, which are defined in the Regulations and must be consulted during this stage of preparing the SCI.¹ These are: adjoining local authorities, Mayor of London and the Highways Agency.

c. Community involvement activities

We carried out a range of community involvement activities. We had the following aims:

- to give a large number of people quick, easy ways to contribute views
- to target traditionally under-represented groups
- to involve the general public, especially people not part of organised groups who do not normally get involved in consultation exercises.

We used a range of techniques to achieve our aims including:

- visits and discussions with local groups
- presentations to more formal Forums and networks
- meetings/phone-calls with residents and representatives of groups
- a newsletter survey
- a stall at the Dagenham Town Show
- workshops with young people

The key issues emerging from these discussions were:

- The importance of getting *feedback* to consultations, particularly explaining why views were or were not taken on board.
- *Umbrella organisations and networks* should be made full use of. Most are happy to advise on how to reach their members, and to give their own views on consultations. Many have newsletters which are a good way to reach large numbers of people.
- *Links need to be made with other consultation exercises* planned to run at around the same time.
- *Duplication* should be avoided by making use of the results of previous consultation exercises
- Efforts are needed to target *under-represented communities*.
- *Plain English* and easy to understand written materials are vitally important.
- Many people are interested in the planning issues covered in the LDF but feel that planning can be very hard to understand quickly. The questions being asked must be *easy to grasp*.

¹ As per Town and Country Planning Regulations 2004

- It can be more effective to *resource other organisations* (e.g. youth, community groups) to consult their own communities.
- The importance of providing *activities which are accessible*, including for disabled people, people with English as a second language, people with low literacy and older people.
- *Questionnaires and surveys* have a use, but many people are sceptical about their value and feel they can be biased.
- The need to *make it as easy as possible for people to take part*, for example by using other events and meetings to ‘piggyback’ *consultation activities* rather than holding stand-alone meetings; holding events in places where people would be going anyway e.g. shopping centres, town centre; providing refreshments and, where appropriate, transport or childcare.
- The need to be *clear about which decisions have been taken already* and what the community can influence.

The table below shows the consultation activities carried out, with the key issues from each. The key issues are summaries of points made by a number of individuals at each activity and may not reflect the organisations’ overall views.

Table showing results from consultation activities:

Activity	Key Issues
Introduced project and distributed information to attendees at Eastbrook, Heath and Alibon Community forum	Three people completed newsletter surveys. See below for survey results.
Article in Citizen magazine	June edition.
Presentation and discussion with Barking & Dagenham Chamber of Commerce Executive	<ul style="list-style-type: none"> • Require enough time to make sensible judgements at a stage where views can still influence decisions. • Quality of consultation materials vital - plans/documents need to be ‘bite size’ and with all relevant information presented so it can be quickly understood! • Chamber welcomes chances to comment on developments and assist in consulting businesses. • ‘Concept stage’ is the best stage to involve businesses – before spending time on detailed proposals that can’t be changed. • Chamber has newsletter to 3,000 businesses and many meetings, events which can be targeted. Specific businesses can be targeted if issues relate to certain groups.
Presentation and discussion with members of the Tenants Federation	<ul style="list-style-type: none"> • Feedback is vital/ • Consultation involves too much paper and box ticking - it should be more involving. • The Federation is a vital key into tenants and residents’ groups in the borough. • Focus groups can work (if their views are listened to). • Need to explain why views are not used if necessary – otherwise feels as if views are disregarded and consultation was pointless. • Need to be clear on how the LDF fits in with other strategies and with

	<p>decisions already taken.</p> <ul style="list-style-type: none"> Residents groups know their local communities very well and should be involved at an early stage for local planning matters.
<p>Discussion with Marks Gate Agenda 21 Neighbourhood Partnership (community/residents group)</p>	<ul style="list-style-type: none"> Consultation should be done locally, with meetings in neighbourhoods not at the Civic. Consultation events should link in with other events on in the area. People carrying out consultation should come out to talk to the people they want to consult, not the other way round. There are exciting ways to get young people involved in consultation, e.g. through peer education and drama Consultation should include local groups but needs to go wider as well – most people are not involved in a group. Need clarity on what has already been decided. Often consultation feels irrelevant, as if everything is already decided.
<p>Discussion with Gascoigne Network Group (community/residents group)</p>	<ul style="list-style-type: none"> Consultation works best if those consulting take notice of what is said. Often it feels as if most decisions are already decided and consultation is a box ticking process. It is vital that there is honesty about what is going to happen. If some things are decided, it's best to say what they are. There should be a distinction between informing people and involving them. With an organisation as big as a Council and a place as large as a borough, consultation can feel like a token gesture. Proposals and maps should be more widely circulated, e.g. round community centres and local places. Instead of expensive exhibitions and meetings, existing groups should be resourced to inform and involve their local communities about planning and developments. The Council needs to liaise internally when sending things out so you don't get ten surveys in one week.
<p>Presentation and discussion with members at the Refugee Forum</p>	<ul style="list-style-type: none"> Networks such as this should be used to reach out to groups. Need to feel that consultation provides a way to influence decisions. Be clear about the timescales between consultation and change happening – it can be long and people lose interest as nothing is happening. There is an important difference between consulting voluntary sector groups on issues relating to the sector, and approaching voluntary organisations to reach their clients/ members as residents. Community leaders can advise on the best way forward with consulting communities. Scope of consultation should reflect the size of the plans – for a local level, consult individuals. For ward level, consult communities and groups. For strategic level then more groups and community leaders should be involved. Focus groups and discussions are good ways to consult. Continued involvement and face to face contact is vital. Planning letters are hard to engage with – need pictures, clearer English.
<p>Presentation and discussion at Disability Equality Meeting</p>	<ul style="list-style-type: none"> Questionnaires can give rise to anxiety among people with learning difficulties. Face to face is easier than a survey, and more flexible. If you're face to face, if there's a language barrier, you can work round it. Phone calls could be offered on written forms as an alternative. Be aware of use of language. Use advice on etiquette and language contained in the Disability Equality Booklet.

	<ul style="list-style-type: none"> • Consultation materials need to be available in other formats e.g. Braille, audio. • Important to do initial research before consulting a group, so you can make your consultation relevant to the group. • Go and talk to individual people who know about the issue you are consulting on. That allows you to ask questions back to the interviewer and find out more. It also sends a message that your views are important to the interviewer. • A key issue is removing barriers, e.g. text, small print. Materials should be available in a minimum of 14 point type and plain English. Pictures if necessary. • Would be good if there is a two page summary saying what people said in consultation. • It is hard to comment on a 50 page document, especially if a response is needed in 2 – 3 weeks!
<p>Discussion with members of Forum for the Elderly executive</p>	<ul style="list-style-type: none"> • There are too many different meetings for different consultations and other issues. They should all be brought together. It sometimes feels as if different organisations are working on the same thing but separately. There is a lot of duplication. • Feedback to consultation is vital. It would be nice to have a report with the findings of the consultation, and if possible for the person to return to give an update. • When presentations the relevant officers should go, not a substitute, so that they are able to give answers to questions. • Community Forums are a good place to start for consultation. Transport is provided too, which some older people need. • Transport is important to help older people get to consultation. Timing - some elderly people prefer not to travel in the evening. Facilities - ensure that adequate facilities are in place when consulting with elderly people e.g. microphones. • The Citizen is good for giving information. Also door to door leaflet drops. • People need encouragement to get involved. Consultation should be interesting.
<p>Presentation and discussion with members at Access Planning Review Forum</p>	<ul style="list-style-type: none"> • You need to find creative ways of communicating with people. • There is sometimes a lack of replies to questions put at Community Forums • Consultation needs to be timely, i.e. conducted in plenty of time, before work is done. • We need to be sure that our views are going to be made use of. It sometimes feels like people consult and then do exactly as they wish. Various examples given of occasions when this group has been consulted and then ignored. • If the recommendations made through consultation are not then used, there should be an explanation of why that is the case. • You rarely hear the results of consultation; it would be helpful to see a report.
<p>Presentation and discussion with members at the Faith Forum</p>	<ul style="list-style-type: none"> • Consulting agencies often organise events and send out questionnaires to their own timescales, with no co-ordination. • It works well when people come to us on our own 'turf' – e.g. of a consultation in a church ESOL class. Catch people where they are, e.g. places of worship, shops. Attach consultation to other activities. Going into groups that already exist is a good strategy.

	<ul style="list-style-type: none"> • Use websites as much as possible to show plans. • There has to be feedback. • Consultation must be tangible to people – at consultation stage it's very theoretical and you need to try hard to get people to realise the implications. Planning for Real can work well. • Make it relevant & interesting, e.g. a juggler to entice them in! • Tell people the restrictions– what has already been decided. • During consultation plans may look good, but the reality has a much bigger impact on people than they realised. • Faith communities are interested in more than just religious issues. • Very good consultation can be done with small groups, leading to great transfer of ideas. Surveys are much less useful. • Faith communities have specific needs – e.g. work at weekends can affect people's ability to travel to church. • Affordable places of worship need to be planned in early. • Vital to assess what the impact will be on people's relationships when new developments are planned. E.g. tower blocks can lead to adverse effects on communities. • This forum is a good <u>starting place</u> for consulting with faith communities. However there is a risk that it could be seen as a tickbox, and that must not happen.
<p>Presentation and discussion with members at the Lesbian, Gay, Bisexual and Transgender Forum</p>	<ul style="list-style-type: none"> • People in lesbian, gay bisexual and transgender communities may have particular needs around certain services. • Give a timescale and contact details for feedback. After the initial contact often you hear nothing again. • Get young people involved – e.g. design competitions. • Use visual aids e.g. mock-ups, DVDs. • Utilise forums like this and keep returning to them. • It often feels as if things are pre-determined. • Consultation activities should be inspiring and raise people's aspirations.
<p>Workshop at BAD Youth Forum</p>	<ul style="list-style-type: none"> • Innovative, creative ways are needed to get young people involved. • Make full use of technology (internet, numbers you can text ideas to). • Give updates on the development of the project. • Link planning to issues that affect us, like moving into your first home • Use young people to do the consultation. • Have competitions and design competitions. Give prizes for unusual ideas. Incentivise people to give their views. • Don't be patronising or use jargon. Don't talk at young people and try to relate to us. Talks should be short and to the point. • Try going to Assembly at schools. • The info must be clear with no jargon and activities must be interesting.
<p>Discussion with Director of Barking and Dagenham Racial Equality Council</p>	<ul style="list-style-type: none"> • Smaller groups respond well if you go to them. Meeting people in their own environment works well. • You can't target all groups, but pick a sample of groups and visit them. • You need to persuade people to come to events, e.g. provide lunch. Or identify a few key events that the communities you want to consult will be at, and go to these. • The key to effective consultation is using a range of methods. Provide information in other languages and ensure people know how to get it. • It can be cost effective to 'subcontract' consultation to local groups with access to the communities you want to reach. • Umbrella groups like CVS, forums, REC should be involved early on since you can take advantage of their mailing lists and knowledge of groups, and find out about events you can piggyback onto. • Get timescales right – you need more than a couple of weeks to reply.

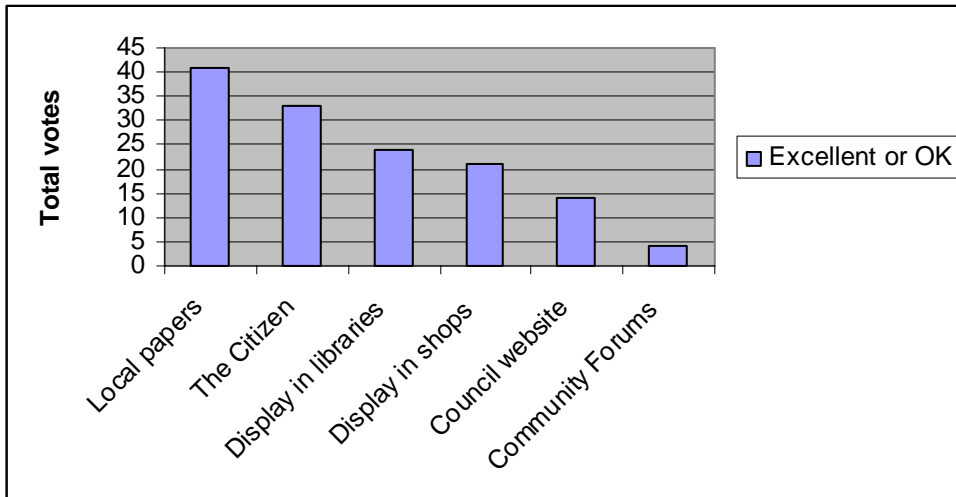
<p>Presentation and discussion with members at the Ethnic Minority Partnership Agency meeting</p>	<ul style="list-style-type: none"> • There are lots of forms to fill in during consultation, but it feels as if less qualitative consultation takes place. • A downside to questionnaires is that the questions have already been designed. In an open meeting there is more flexibility for letting the discussion take its course. • Providing materials in other languages is important. • Often the timescales are so tight that even if you join a consultation group or go to a meeting, it feels as if the findings may not count. • Much more needs to be done to reach BME communities. • Information should be distributed to organisations through EMPA, CEN, CVS etc. It could be useful to use umbrella organisations like EMPA to consult members.
<p>Presentation and discussion with Barking and Dagenham Partnership Social Cohesion subgroup</p>	<ul style="list-style-type: none"> • Vital that people feel they have a role to play rather than being consulted because it is a legal obligation. • Feedback on why ideas were/weren't used would be good. • More consultation should be done on planning applications, especially bigger ones. • Workshops at Partnership meetings could work for the LDF. • Commitment to plain English is vital.
<p>Workshops with Year 7 classes at All Saints School</p>	<ul style="list-style-type: none"> • Visit schools and youth clubs to get youth input on projects which affect a particular area. Lunch hour is a good time in schools. • Have events especially for children, rather than expect us to come to events for adults. • Advertise youth events with signs e.g. in parks, shops. • Involve a large number of young people in taking decisions which affect us since we all have different tastes. • Rather than a meeting, run interesting or fun activities e.g. a competition for young people. • Set up schemes where young people can tell adults what they want rather than it always being the other way round. Young people could make presentations on what we think e.g. to groups of Council staff. • Involve young people not just in giving their ideas, but in choosing and designing new physical improvements.
<p>Stall at Town Show</p>	<ul style="list-style-type: none"> • Interactive activity targeting members of the public. See Appendix 1.
<p>Newsletter survey</p>	<ul style="list-style-type: none"> • Sent by post to community groups and major developers. Also distributed via the Racial Equality Council, at the Community Empowerment Network Forum and Community Forum, and to people at other community involvement activities mentioned above. • See Appendix 1 for results of survey questions and comments.

APPENDIX 1 - TOWN SHOW AND SURVEY RESPONSES

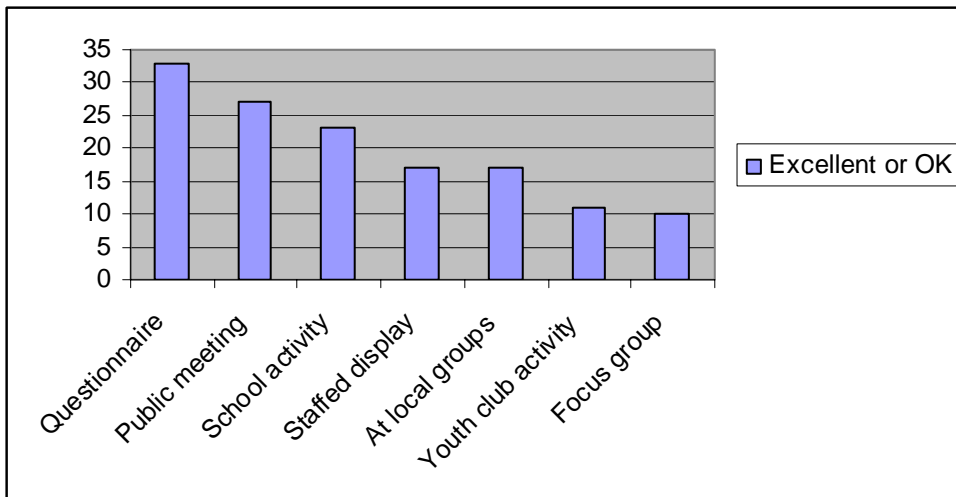
The newsletter survey and the Town Show exercise asked residents to rate various techniques for informing local people about local developments, and various techniques for providing ways for local people to give their views.

The results showed that residents' top methods for providing local people with information were local newspapers and the Citizen. Displays in libraries and shops were the next favourite methods.

Q - What's the best way of informing residents about local developments?



Q - Please tell us how you'd prefer to give your views:



Although questionnaires came out highly as a way of giving views, they also attracted more negative votes than any other method. Public meetings, activities in school, staffed display and Council staff visiting local groups (e.g. playgroups, churches) were also popular methods for giving views.

1. What's the best way of informing residents about local developments?	Excellent or OK
Local papers	41

The Citizen	33
Display in libraries	24
Display in shops	21
Council website	14
Community Forums	4

2. Please tell us how you'd prefer to give your views	Excellent or OK
Questionnaire	33
Public meeting	27
School activity	23
Staffed display	17
At local groups	17
Youth club activity	11
Focus group	10

Comments made in newsletter surveys:

What are the weaknesses in the way consultation is carried out currently?

- Decisions have already been made by Council officers and the Council's executive before the public or community representatives are consulted
- It isn't consultation. The council make announcements in newspaper articles telling people what is going to happen.
- It takes so long to do consultation people lose interest. There's enthusiasm at the start but it's too long winded.
- Lack of feedback
- Last minute dates of meetings (i.e. under 3 months)
- Never been informed of any planning consultation except through the Citizen. A personal letter would be better.
- People are consulted and then not fed back to as to how their ideas have been used/why they were not used. People feel disregarded - better not to have been consulted.
- The Council need to increase their transparency and ensure local people are able to access information asap through local press and Citizen magazine. This way more people can respond if they wish.
- There is no consultation. The Council just go ahead and do things.
- Usually date of consultation (Citizen) etc is often given after the consultation date (partially illegible).
- We don't feel consultation is carried out with the people who will really be affected by the changes. They need to come to the community not the other way round!

Do you have any suggestions about how the Council should go about improving involvement and consultation with local people on planning matters?

- By appointment. Not to assume that the people who have time to attend meetings are the only people to be consulted.
- Give feedback letting you know the information learned from consultation.
- Involve residents more and don't ignore residents' views.
- People need information through Citizen and local newspapers. They can then decide if they want to respond in writing if contact details are also included.

- Public meetings or focus groups with the community to debate/ recommend/ reject planning applications prior to meetings of the Development Control board.
- Put out a feeler first of all (e.g. a flyer), then do consultation to make sure everyone is aware of developments.
- Simply by individual postings, Community Forums and using the Citizen magazine.
- Use arts based methods

Are there are groups or communities whose views you feel are currently underrepresented in Council consultations?

- Community Forum groups.
- Don't know - probably all ages feel they aren't adequately consulted.
- Local churches (but improving)
- People who are at work and not particularly active in the community.
- Religious groups

August 2005

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THE EXECUTIVE

8 NOVEMBER 2005

REPORT FROM THE HEAD OF PLANNING AND TRANSPORTATION

LOCAL DEVELOPMENT FRAMEWORK ISSUES AND OPTIONS PAPERS	FOR DECISION
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Summary

The Council is in the process of producing its Local Development Framework (LDF) – a requirement of the Planning and Compulsory Purchase Act (2004). A key feature of the new planning legislation is the requirement to involve the community and our stakeholders from the outset of the preparation of the LDF.

Nine topic based issues and options papers have been prepared to form the basis for early community and stakeholder involvement to inform the three main documents to be prepared within the LDF (The 'Core Strategy', 'Borough Wide Development Policies' & 'Site Specific Allocations').

The nine issues and options papers (Appendices 1-9) and the summary of these issues papers (Appendix 10) have been prepared to identify genuine choices which need to be made during the preparation of the LDF. Their purpose is to set out the major planning issues confronting the Borough. The nine papers are:

1. Vision for planning our Borough	6. Employment
2. Site allocation	7. Town centres and retail issues
3. Environment	8. Transport
4. Community	9. Your neighbourhood
5. Housing	

A six week public consultation exercise will be carried out on the issues and options papers to ensure that the community and our stakeholders have the opportunity to give us their views on the issues identified. The outcome of this work will help identify preferred policy options - the next stage of preparation of the LDF.

Wards Affected - All

Implications:**Financial:**

The costs of producing and consulting upon the Local Development Framework Issues and Options Papers will be met from within the existing Planning & Transportation Division budgets including the separate budget allocated for the production of the LDF - £127,000 rolled forward to 2005/6.

Legal:

The Planning & Compulsory Purchase Act 2004 requires the Council to involve the community and its stakeholders in relation to the preparation of local development documents which are being prepared as part of the Local Development Framework. The LDF Issues and Options Papers will form the basis for the community involvement which is necessary to meet the requirements of the Act in relation to the preparation of three local development documents agreed in the Council's Local Development Scheme (the work

programme for the LDF). The three documents are 'the Core Strategy', the 'Borough Wide Development Policies' and 'Site Specific Allocations'.

Risk Management:

The risk associated with not carrying out adequate public consultation on the LDF Issues and Options Papers is that the LDF documents, which the issues and options papers consultation exercise is intended to inform, may not be judged as being 'sound' by a Planning Inspector when they are subject to independent examination. Failure to carry out adequate public consultation at the outset will lead to increased objections and increased examination costs.

Social Inclusion and Diversity:

The Race Relations (Amendment) Act 2000 places a requirement on local authorities to make an assessment of the impact of new and revised policies in terms of equality. Existing policies have already been subjected to impact assessments. This Authority has adopted an approach of extending the impact to cover gender, disability, sexuality, faith, age and community cohesion.

The consultation of the LDF Issues and Options Papers, which represent the first stage of the preparation of LDF documents, will be targeted at a range of groups to ensure that policies can be prepared which reflect a wide range of equalities considerations in relation to ethnicity, gender, disability, sexuality, faith, age and community cohesion. To this end we will carry out community involvement activities to target:

- The wider community
- Local voluntary and community groups
- Statutory consultees
- Members
- Under represented groups
- Barking & Dagenham Partnership

Crime and Disorder:

There are no specific implications insofar as this report is concerned.

Recommendation

The Executive is recommended to:

1. Agree the LDF Issues and Options Papers (Appendices 1-9) and summary of the LDF Issues and Options Papers (Appendix 10) for public consultation.
2. Agree that the Director of Regeneration and Environment be authorised to make any non material changes as may be necessary to the LDF Issues and Options Papers. These changes will include those associated with ensuring that the summary of the LDF Issues and Options Papers is in plain English and the inclusion of maps and pictures (not currently included as these must form part of the branding exercise).

Reason

Agreeing the LDF Issues and Options papers will ensure that the Council can carry out the first stage of consultation in relation to the preparation of its Local Development Framework. It will ensure that the community and stakeholders can both inform and be involved in the development of planning policies within the LDF, a crucial requirement of the Planning & Compulsory Purchase Act 2004.

Contact Officer:	Title:	Contact Details
Gordon Glenday	Group Manager Sustainable Development Group, Planning & Transportation Division DRE	Tel: 020 – 8227 3929 Fax: 020 – 8227 3774 Minicom: 020 – 8227 3034 E-mail: gordon.glenday@lbbd.gov.uk

1. Background

- 1.1 The Council is in the process of producing its Local Development Framework (LDF) which is a requirement of the Planning and Compulsory Act (2004). Once adopted, this will replace the current Unitary Development Plan (adopted 1995).
- 1.2 Strengthening community and stakeholder involvement in planning is a key principle underlying the new planning system. A feature of the new system is that the involvement of communities, stakeholders and commercial interests should be 'front-loaded' in the LDF production process. 'Front-loading' means more active involvement of these groups earlier in the plan production process than has traditionally occurred. The new legislation requires that the LDF is soundly based in terms of its content and the process by which it is produced. It needs to be based upon a robust, credible evidence base and an effective level of community involvement from the outset.
- 1.3 In order to meet the objectives of the new planning system and to inform the production of the three main development plan documents currently agreed in the work programme for the LDF ('The Core Strategy', 'The Borough Wide Development Policies' & 'Site Specific Allocations'), nine topic based issues and options papers have been prepared to form the basis for early community and stakeholder involvement.
- 1.4 The nine issues and options papers (Appendices 1-9) and the summary of these issues and options papers (Appendix 10) have been prepared to identify genuine choices which need to be made during the preparation of the LDF. They have been set within the context of existing national and regional planning policy, what the community have already told us, other Council policies and strategies as well as strategies of our partner and stakeholder organisations. This will ensure that the LDF is integrated with other bodies and strategies to create a spatial plan for the Borough.

2. Proposal

- 2.1 The LDF will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic

development, housing renewal, environmental protection and transport improvements. The LDF issues and options papers (Appendices 1-9) and summary (Appendix 10) represent the first stage in preparing the main documents to be included within the LDF and seek to provide genuine choices for our community and stakeholders to give us their views upon.

2.2 Nine issues and options papers have been prepared. The issues and options papers are:

1. Vision for planning our Borough	6. Employment
2. Site allocation	7. Town centres and retail issues
3. Environment	8. Transport
4. Community	9. Your neighbourhood
5. Housing	

2.3 Their purpose is to set out the major planning issues and options confronting the Borough. Throughout the papers, we have asked a series of questions. We will use what the community and stakeholders tell us to help identify preferred policy options for the LDF.

2.4 It is not necessary for members of the community and stakeholders to read all of the issues and options papers or answer all of the questions. We have therefore produced a summary of the issues and options papers which makes it clear that people can choose the topics of interest to them and where necessary refer to the relevant issues paper for greater detail. It is also intended that where people think that there are important issues we have not mentioned they can tell us their thoughts on those issues and options.

2.5 The approach is designed to ensure that the issues and options papers generate genuine discussion around the major planning issues options which the LDF will need to address.

2.6 It is proposed that subject to approval by the Executive, a six week public consultation will be carried out to gain as wide a range of views as possible from our community and stakeholders.

2.7 The issues and options papers will be made available in the following ways:

(1) Notification will be given to the relevant specific (statutory) consultees, general (non-statutory), consultees, groups and known interested parties. Specific and general consultees are defined in the Town & Country Planning (Local Development) (England) Regulations 2004.

(2) Copies of the documents will be available at the Council's planning offices, Barking Town Centre and Dagenham Civic Centre during office hours, for inspection or purchase (they will be free for residents of the Borough).

(3) Copies of the document will be available to view at libraries.

(4) We will make the documents available (on request) in the following formats:

a. Braille

- b. Textphone
- c. Spoken word
- d. Large print
- e. Community Languages (through the Translation & Interpretation Service)

2.8 We will invite comments on a form provided. All comments received will be public information.

2.9 We recognise that not everyone will wish to give us their views through reading the issues papers documents or the summary of the issues and options papers. We will therefore provide information about the issues and options papers and opportunities to take part in the consultation to a wide range of people and groups, using:

- Local newspapers;
- The Citizen magazine;
- LBBB website;
- An LDF newsletter to known interested parties;
- Information in local newsletters including community newsletters & partners' newsletters;
- Mailings to local groups;
- 'Hotline' – a telephone number and email address where people can contact Council staff working on the LDF with any questions

2.10 We will also provide other easy, quick ways for people to make suggestions and comments so that a large number of people can put their views across without making big demands on their time. This will include:

- Discussions and presentations at Community Forums;
- Displays and exhibitions in public places, e.g. shopping centres;
- Discussions and presentations at the forums for equalities where these are requested (e.g. the Faith forum, Forum for the Elderly).

2.11 Finally we will also provide opportunities to participate in more detail. This will involve activities which allow Council officers and local people to discuss the issues and possible options in more detail, and lead to a much greater transfer of ideas. It is expected that a smaller number of people will be involved at this level, in activities which could include visits to local groups, focus groups (using the Citizens panel) and one-to-one meetings or calls with representatives of local organisations and partners.

2.12 Consultation will be undertaken in tandem with the consultation of the Sustainability Appraisal – Part One Scoping Report. Please refer to the following report, also on tonight's agenda: 'The Local Development Framework: Sustainability Appraisal – Part One Scoping Report'.

3. Financial Implications

3.1 The revenue costs of producing and consulting upon the Local Development Framework Issues and Options Papers will be met from within the existing

Planning & Transportation Division budgets including the separate budget allocated for the production of the LDF - £127,000 rolled forward to 2005/6.

4 Risk Management

4.1 In order to minimise risk, the LDF Issues and Options Papers have been prepared in the context of existing national & regional planning policy, what the community has already told us and existing Council strategies and policies. The aim has been to identify the issues to be dealt with in the LDF where there are genuine choices for the community and our stakeholders to give us feedback on. This will hopefully limit the risk of duplicating consultation.

4.2 The risk associated with not carrying out adequate public consultation on the LDF Issues and Options Papers is that the LDF documents, which the issues and options papers consultation exercise is intended to inform, may not be judged as being 'sound' by a Planning Inspector when they are subject to independent examination. Failure to carry out adequate public consultation at the outset will lead to increased objections and increased examination costs. Involving the community from the outset is a key part of demonstrating that local development documents can stand up to scrutiny. Failing to carry out this work may mean the Council will find it hard to defend its planning policies at the examination in public stage of plan preparation. This could result in delay of LDF documents from being progressed or an increased likelihood that a Planning Inspector will make changes to the Council's LDF documents following the examination in public (these changes would be binding upon the Council).

5. Consultation

5.1 Councillors

Portfolio Holder

Regeneration; Cllr Kallar

Local Development Framework Steering Group

- Cllr Fairbrass
- Cllr Kallar
- Cllr Bramley
- Cllr Bruce

5.2 Officers

The following Officers have seen this report and are happy with it as it stands.

Regeneration Board (September 2005)

Finance

Alexander Anderson, Head of Finance (DRE)

Alan Russell, Head of Audit.

Corporate Strategy

Muhammad Saleem, Solicitor to the Council

Robin Hanton, Corporate Legal Manager

Housing and Health

Jeff Elsom, Crime and Anti Social Behaviour Unit Manager

Background Papers

- Executive Report (15 March 2005) - London Borough of Barking and Dagenham Local Development Scheme
- Unitary Development Plan, LBB(1996)
- LBB Local Development Scheme (adopted March 2005)
- Planning & Compulsory Purchase Act 2004

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Issues and Options Paper 1: Vision for planning our Borough

This paper will help us identify the vision we want for planning in our Borough and sets out the big picture of the key issues and options facing our Borough over the next 15 years. We are not replacing our vision for the Borough, as set out in the Community Strategy; rather we want to build on this to guide the creation of new planning policies.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Key facts about Barking & Dagenham

Barking and Dagenham is in the Thames Gateway Area. The Borough has 3,618 hectares of land, 505.9 hectares of which is protected green belt land. There are 25 officially recognised parks and green spaces in the Borough and the Borough is made up of 20 wards.

In 2001 there were 67,273 households in Barking and Dagenham and 65% of houses were privately owned. There are currently 15 infant, 14 junior, 23 primary and 10 secondary schools in the Borough and there are 12 main primary health care centres.

The Borough had three Grade I listed buildings, three Grade II* listed buildings and monuments and 25 Grade II listed buildings. There are also 18 sites for nature conservation within the Borough.

In 2001 the Borough had a population of 166,000 people and there was an unemployment rate of 5.4%.

2. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection transport improvements, and waste disposal and management.

This document is one of nine issues and options papers. The issues and options papers are:

- | | |
|------------------------------------|-----------------------------------|
| 1. Vision for planning our Borough | 6. Employment |
| 2. Site allocation | 7. Town centres and retail issues |

- 3. Environment
- 4. Community
- 5. Housing

- 8. Transport
- 9. Your neighbourhood

Their purpose is to set out the major planning issues and options confronting the Borough and get your views. We will use what you tell us to help us identify preferred options for the future planning of the Borough.

We also have available a summary document called “Local Development Framework Summary of Issues and Options Papers” which includes a very brief description of the key planning issues and the complete set of questions from all nine issues and options papers.

Figure 1 shows the steps we take to prepare planning policies and when we will seek your views.

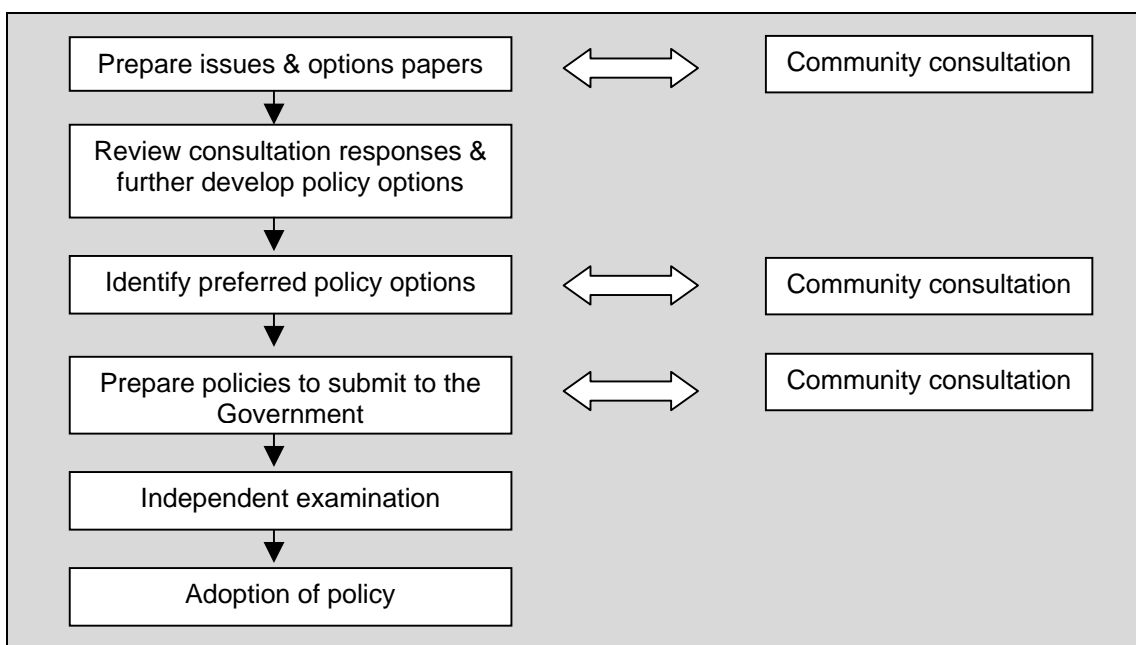


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of the work we are doing will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

3. Why do we need a vision for the LDF?

The LDF will have a core strategy. This core strategy is required to have a vision which sets out what sort of place we want the Borough to be. Once we have a vision, then objectives and policies can be developed to help deliver that vision.

Our vision is required to guide how Barking and Dagenham will develop and should reflect sustainable development principles. It should also explain how we wish change to occur and ultimately, what outcomes we are seeking.

So has anything already been decided? The LDF should reflect Government guidance set out at national and regional level, so some things have already been decided for us. However, we do have flexibility in how these decisions are interpreted and delivered in our Borough through the LDF.

4. Other policies we need to consider

The LDF will promote the Government's wider social, environmental and economic objectives and provide for the development of a sustainable community within our Borough.

Both the National Government and the Mayor of London, Ken Livingstone, have an important role to play in the future of the Borough. Their role is to focus on the big issues that confront the nation and London. Both the National Government and the Mayor of London have stated that we need to provide additional housing and employment and do this in a way which will create sustainable communities.

A Thames Gateway Urban Development Corporation (UDC) has been established, which covers some parts of our Borough. The UDC's objective is to secure the regeneration of the Thames Gateway area. In doing this, it will take over the responsibility of determining planning applications which are directly relevant to regenerating the Thames Gateway area. The UDC will have to follow the same procedures as we would in processing the planning applications, however it will have a delivery arm responsible for key infrastructure within the Thames Gateway, ensuring quick and effective action.

As well as the UDC being responsible for processing some planning applications, it will be required to produce its own regeneration framework. It should however be noted that the statutory plan making powers will remain with Barking and Dagenham.

5. What are sustainable communities?

The Office of the Deputy Prime Minister has identified key features of sustainable communities. These are:

- An economy which provides jobs and wealth;
- Strong leadership to respond to change;
- Participation by and involvement of local people, groups and businesses in the planning and design of the community;
- An active voluntary and community sector;
- A safe and healthy local environment with well-designed public and green space;
- Enough space, and the right design to support basic amenities in the neighbourhood, so we do not waste resources;
- Good transport links both within the Borough and linking to surrounding towns and Boroughs;
- Buildings that can meet different needs;
- A well-integrated mix of good quality homes to support a range of household types, sizes, ages and incomes;
- Good quality local public services, including education and training opportunities, health care and community facilities;

- A diverse, lively and creative local culture, encouraging pride in the community and cohesion within it; and
- A "sense of place".

Putting it simply, sustainable communities need to be:

- Active, inclusive and safe;
- Well run;
- Environmentally sensitive;
- Well designed and built;
- Well connected;
- Well served, and
- Fair for everyone.

6. How do we create a sustainable community?

The primary aim of the LDF in our Borough will be to achieve sustainable development. Planning for sustainable development means taking a long-term view about how all our objectives can be met. The LDF should seek to carefully protect and manage scarce and valuable environmental resources, especially irreplaceable ones.

Sustainability is not limited to conserving the environment and its resources. It is also concerned with the social and economic needs of individuals and communities. This means that development should take place that enables current residents to enjoy a good quality of life, through for example, a range of housing, jobs, shopping and leisure facilities. This must not be at the expense of the environment in the longer term and the quality of life of future generations.

Decisions about which land to use for development and which land to protect and retain in an open state are at the heart of achieving sustainable development. The LDF will set down the decision making framework and will identify sites where development is considered most appropriate. These types of issues will be covered in the other issues papers, such as site allocation and environment.

Sustainable development can be achieved if we all take a fresh look at how we plan for the future and consider issues like the way and why we travel, if we can adopt closer home and work relationships and our reliance on and use of natural resources.

The LDF can help to create sustainable communities by:

- Developing previously used 'Brownfield' sites;
- Ensuring the location, scale and design of new development respects and enhances the environment and local character of the area;
- Identifying sites for new employment, and supporting the expansion of existing businesses;
- Ensuring that housing development meets a range of needs particularly high quality, affordable homes;
- Improving the urban environment and quality of urban living especially by making town centres vibrant places in which to live, work and visit;
- Making sure new development is located and designed to reduce the need to travel;
- Protecting and enhancing the natural environment and encouraging biodiversity;
- Promoting the careful use of energy, water and other natural resources;

- Protecting areas of open space, built and natural heritage for future generations to enjoy;
- Ensuring that community facilities are provided as part of new development to meet the needs of all, especially young people;
- Providing an environment that is fully inclusive, relevant and appropriate for all people regardless of their age, ethnicity, gender, religion, disability, sexuality or income; and
- Designing for health and safety.

7. What we already know

In preparing the LDF, we realise that you have already told us a lot about what is important to you.

Over the last few years you've worked with us to identify your community priorities, your thoughts on services in the Borough, and the work that is being done in Barking Town Centre, Dagenham Heathway and elsewhere in the Borough.

You have previously told us that you want Barking and Dagenham to be a place where you feel proud to live, work and spend leisure time. To do this, you have said we need to have a long-term vision centred around:

- Easy access to excellent services;
- A range of living accommodation to enable all aspirations to be met;
- A local environment with excellent cultural, leisure, and entertainment activities; and
- A sense of community spirit where everyone can participate in improving opportunities for living, working and playing.

Working with us, you have helped form our Community Strategy, which identifies our priorities as:

- **Promoting Equal Opportunities and Celebrating Diversity**
To improve the health, education and opportunities for residents of the Borough, the Community Strategy strongly promotes equal access to services.
- **Raising Pride in the Borough**
We want to be seen as somewhere with a healthy, supportive and happy community that has easy access to services.
- **Developing rights and responsibilities**
Active participation by everyone in community life is a priority to ensure that people feel able to get involved.
- **Better education and learning for all**
High levels of achievement at all stages of education are essential to support the higher aspirations of residents, particularly in terms of their employability and earning power.
- **Improving Health, Housing and Social Care**
The community strategy promotes healthier lifestyles and improved location of services.
- **Making Barking and Dagenham cleaner, greener and safer**
There is support in the Community Strategy for improving the Borough's environment by reducing crime and making high quality, sustainable design a priority for new development.
- **Regenerating the local economy**
For local people to benefit from major regeneration projects, the Community Strategy promotes inclusive development which will ensure that any new development creates genuinely sustainable communities.

Although you have told us a lot already, we need to do further work to find out what is important to the people that live and work in our Borough in order to shape the policies for our LDF.

Question V1

What are some things you like and dislike about the places where you live, work and spend your free-time?

Question V2

Which of the following are most important to you and why?

- Building sustainable communities
- Developing lively and successful communities
- Reducing the resources required to support the daily living of each person in the Borough
- Protecting the environmental assets of the Borough such as parks and open spaces
- Providing better public transit, road connections, bike and walking paths
- Providing safety in the design of transport routes & new development
- Creating opportunities for leisure and recreation
- Focusing on the regeneration and upgrade of existing areas and facilities
- Encouraging mixed-use facilities, which include a variety of services such as education and health
- Building high quality environmentally sustainable housing
- Providing a wider range of housing, in terms of size and tenure
- Providing a wider range of shopping facilities
- Providing more health services
- Providing facilities (e.g. parks, community centres, sports fields/playgrounds, etc)for young people
- Providing more jobs for local people close to home.

8. What should we ask developers to contribute to?

There are social, economic, physical and cultural issues facing our Borough, which are often exacerbated due to the impacts of new development. One way to help address these issues and improve facilities in our Borough is to take contributions from developers when development is undertaken. These contributions are also known as planning obligations or Section 106 agreements (S106).

S106 agreements can help mitigate the impacts of development and promote regeneration and sustainability initiatives so that development makes a positive and sustainable contribution to the Borough. They are intended to make acceptable development which would otherwise be unacceptable in planning terms. For example when a housing development is proposed, additional education places may need to be provided. We can require that a developer provides these places through a S106 agreement. The circumstances where obligations are required are determined by the precise merits of the development taking into account the location, scale and nature of the proposal.

S106 agreements can only be sought if they are necessary, relevant to planning, directly related to the proposed development, fairly and reasonably related in scale and kind to the proposed development and reasonable in all other respects.

We are restricted in the way in which we can use these. They can only be used to:

- Restrict the development or use of land in a specified way;
- Require specific operations to be carried out;
- Require land to be used in a specific way; or
- Require sums of money to be paid for specified uses.

Question V3

S106 agreements can restrict the use of land or result in contributions which can provide works, monies, land and buildings or a combination these. The contributions are paid to the Council or other bodies and can be used for:

- Securing the inclusion of an element of affordable housing;
- Providing transport facilities;
- Providing community facilities;
- Encouraging increased participation in the Arts;
- Providing educational facilities;
- Providing health services and facilities;
- Substituting, replacing or regenerating the landscape or features of biodiversity value;
- Conserving or enhancing buildings, structures, or places of historic, archaeological and architectural interest;
- Providing environmental improvements such as tree planting;
- Ensuring energy efficiency, building efficiency, renewable energy;
- Providing financial contributions towards improving flood defences;
- Providing maintenance of facilities provided by the development; and
- Improvements to and ongoing management of parks and green spaces.

Which of the above do you think we should have as our priority for allocation of planning contributions?

Do you think there is anything else that we have not included on this list that should be a priority?

9. What are the challenges?

A housing study has recently been completed which predicts three scenarios to cover growth over the next 15-20 years in our Borough. The three scenarios are:

- **Business as usual** - assumes that present trends continue in line with the past, with no policy changes.
- **Growth scenario 1** – includes the impact of major infrastructure investment and recognises some policy change.
- **Growth scenario 2** - assumes even more ambitious impacts arising from investment in infrastructure and policy changes.

This study has provided us with figures showing what we may need to provide for in the future. Some figures identified in the study are:

	Current levels	Business as Usual	Growth Scenario 1	Growth Scenario 2
Jobs required	56,274	52,640 (a loss of 3,634 jobs)	Between 58,803 and 61,910 (a growth of between 2,529 and 5,636 jobs)	67,785 (a growth of 11,511)

Total projected Population	166,000	184,000 (a growth of 22,000 people)	199,000 (a growth of 33,000 people)	207,000 (a growth of 41,000 people)
Number of Households	68,700	75,500 (a growth of 6,800 households)	81,000 (a growth of 12,300 households)	84,000 (a growth of 15,300 households)

The above figures show that our Borough is going to grow, so we need to work out how to accommodate the predicted growth, while protecting and improving our existing environment. We can do this through making sure our LDF has the right objectives and policies.

Before we can start to prepare our new objectives and policies, it is important that we have the right vision for what we want to achieve through planning in our Borough. We need to make sure that the vision focuses on planning, but also takes into account what other strategies you have said are important. To create our vision we need your help on what you think is important for the future of our Borough.

We are already committed to creating a sense of place within the Borough. A sense of place is established by features that give a place a distinct identity. These can be physical structures, buildings, perceptions or experiences and come from our community life, reputation, appearance and the economy.

To achieve a sense of place and create a sustainable community, we believe that we need to provide a full range of choices, opportunities and facilities to support a lively community which will provide benefit for all. We need your help on how you think we should do this along with helping us create the right vision for our Borough.

Our existing vision is based around the economy, the environment and equity for all, so that Barking and Dagenham will have:

- A well educated, highly skilled population who are able to access varied employment opportunities within the Borough;
- An environment that is cleaner, greener and safer, and
- A community of equality that is inclusive towards everyone in it, regardless of their age, gender, race or sexuality, and be proud of the area in which they live or work.

Question V4

Is there anything else that you think we should prioritise to make the Borough a better place to live, work and visit?

10. Other comments

We have raised some of the big issues and options we think should be addressed in the vision for the new LDF, but if you think there are any other issues or options we should cover, or any particular direction we should take when preparing our policies, please let us know.

11. Policy references

National policy

- Securing the Future: Delivering the UK Sustainable Development Strategy
- The UK 1999 Sustainable Development Strategy

- Planning Policy Statement 1: Delivering Sustainable Development
- The Sustainable Communities Plan: Building for the Future 2003
- National statistics 2001 census data
- Sustainable Communities: An Urban Development Corporation for the London Thames Gateway
- Circular 05/2005: Planning Obligations

Regional policy

- The London Plan 2004

Local policy

- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham
- Vision for the Borough for 2020
- Policies for Spatial Plans: Consultation Draft
- Barking Housing Study: Final Draft Report
- An Urban Renaissance in East London 2001

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Issues and Options Paper 2: Site allocation

This paper will look at issues and options regarding the location of development in our Borough. We are looking to identify where development locations are in our Borough and set out the overall principles which determine where development should take place.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection transport improvements, and waste disposal and management.

This document is one of nine issues and options papers. The issues and options papers are:

- | | |
|------------------------------------|-----------------------------------|
| 1. Vision for planning our Borough | 6. Employment |
| 2. Site allocation | 7. Town centres and retail issues |
| 3. Environment | 8. Transport |
| 4. Community | 9. Your neighbourhood |
| 5. Housing | |

Their purpose is to set out the major planning issues and options confronting the Borough and get your views. We will use what you tell us to help us identify preferred options for the future planning of the Borough.

We also have available a summary document called "Local Development Framework Summary of Issues and Options Papers" which includes a very brief description of the key planning issues and the complete set of questions from all nine issues and options papers.

Figure 1 shows the steps we take to prepare planning policies and when we will seek your views.

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

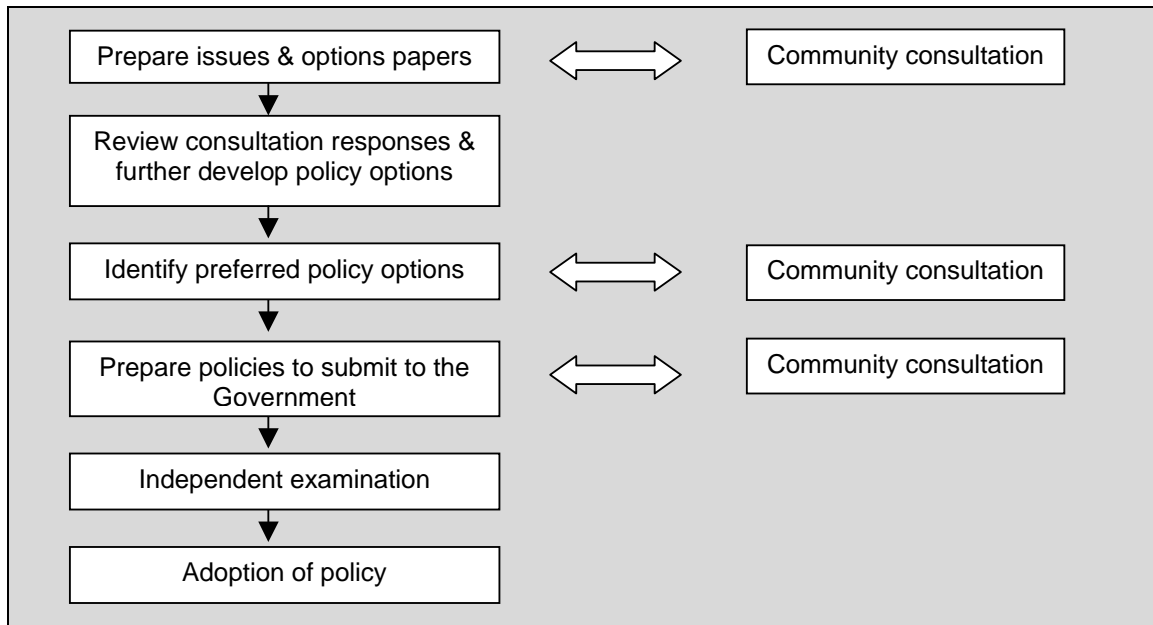


Figure 1: Process for preparing the LDF

The LDF can assist in achieving our goals in relation to the location of development by:

- Protecting the quality of the Borough's environment by encouraging sustainable use of resources;
- Facilitating the regeneration of underused land;
- Protecting specific areas such as green belt land;
- Guiding what form(s) of development we encourage or discourage on specific sites;
- Identifying an adequate amount of land for new housing, jobs and local services; and
- Promoting higher density and mixed-use development in appropriate locations.

2. Other policies we need to consider

Both the National Government and the Mayor of London have stated that we need to provide additional housing and employment opportunities and work towards sustainable communities. We realise that you have already told us a lot about what is important to you and what your community priorities are. One of the things you have told us is that you see high quality housing as a key issue for economic and social well being and that you wish to see attractive neighbourhoods which local people will want to live in and enjoy.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the

framework to make this Borough a place where local people feel proud to live, work and spend their leisure time.

We believe that better planning for site allocation in the Borough can help to deliver the following community priorities:

- **Promoting Equal Opportunities and Celebrating Diversity**
Through promoting the role of development in the Borough, a wide range of opportunities can be provided to meet the needs of a diverse population.
- **Making Barking and Dagenham Cleaner, Greener and Safer**
There is support in the Community Strategy for improving the Borough's environment by reducing crime and making high quality, sustainable design a priority for new development.
- **Regenerating the Local Economy**
For local people to benefit from major regeneration projects, the Community Strategy promotes major new development which reflects the needs and aspirations of the existing community and people moving into the area.

Other important themes arising from existing planning policies and strategies include integrated land use, development and transport, and sustainable communities. We need to make sure that the LDF meets the needs of the people of our Borough as well as meeting the targets set for us by the Mayor of London and the Government.

3. Issues and options

3.1 Competing needs

The Mayor of London has identified that 10,110 houses need to be provided in the Borough between 1997 and 2016. In addition, it is envisioned that as many as 11,511 additional jobs may be included over this timeframe thereby providing a competing need for land and resources.

Along with other London Boroughs, we realise that our Borough is going to experience growth in the future. To ensure that we have the right structures and systems in place to support this growth we need to decide how much, what type, and where future development should be located.

The London Plan states that London's distinctive network of open spaces, from the green belt to local play spaces should be strongly protected, made more accessible and enhanced. It also states that the green belt is a permanent feature and its boundary should only be altered in exceptional circumstances.

While we realise that we need to identify sites for future development we also realise that it is important to retain the protection of our green belt and open spaces and protect these from future development.

3.2 Site allocation

In our new LDF, we have the opportunity to identify and allocate sites for specific uses and development. There have been some major regeneration opportunities within the Borough that have already been identified as sites for future development or as opportunity areas for housing and employment. These are shown on map x.

Although we know about these sites, we also want to know about other sites that could be suitable for future development.

Guidance from the National Government recommends that all those who wish land to be allocated for development should ensure that their sites are suggested early in the planning process so that we can include them within the LDF. The new planning system requires that you tell us about these sites now.

Question S1

Do you know of any sites or areas that you think would be good sites for or benefit the most from development/re-development?

What type of development do you think should be built on these sites?

What types of development do you think we should avoid in the Borough?

Our current Unitary Development Plan commits to protect and improve the green belt, areas of open land and areas of metropolitan open land. Our Parks and Green Spaces Strategy also support this. These spaces are shown on map y.

Question S2

Do you know of any additional areas of open space which you think we should protect?

The principles for allocation of sites for specific development such as housing and employment will be dealt with in the issues papers relevant to that development; e.g. Issues and Options Paper 5: Housing.

3.3 What factors should we consider when deciding on the location of development?

There are many competing factors to consider in deciding where we should allow development. We believe that development should optimise the use of land, resources, and public investment in infrastructure and service facilities. Promoting a mix of housing, employment, parks, open spaces, and transportation choices are keys to enabling ease of access between home, work, shopping, community facilities and services. The provision of new housing also needs to help support economic growth and offer a range of choices to the public. Additionally, development proposals should achieve the highest possible intensity of use compatible with the local context and meet good design principles.

The Mayor of London has identified some criteria in relation to where development should be located. He has said that development should be located to:

- 1 Optimise the use of previously developed land and vacant or underused buildings;
- 2 Use a design-led approach to optimise the potential of sites;
- 3 Ensure that development occurs in locations that are currently, or are planned to be, accessible by public transport, walking and cycling;
- 4 Ensure that development occurs in locations that are accessible to town centres, employment, housing, shops and services;
- 5 Ensure that development takes account of the capacity of existing or planned infrastructure including public transport, utilities and community infrastructure, such as schools and hospitals;

- 6 Take account of the physical constraints on the development of land, including for example flood risk, to ensure that no significant harmful impacts occur, or that such impacts are acceptably mitigated;
- 7 Take account of the impact that development will have on London's natural resources, environmental and cultural assets and the health of local people;
- 8 Take account of the objectives of preventing major accidents and limiting their consequences; and
- 9 Take account of the suitability of sites for mixed use development and the contribution that development might make to strengthen local communities.

Question S3

Do you believe that the above list contains the main considerations in deciding where we should allow development to occur?

Question S4

Do you think there are other considerations specific to Barking and Dagenham that should be added to this list? What are they?

5. Other comments

We have raised some of the big site allocation issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. Policy references

National

- 1 Planning Policy Statement 6: Planning for Town Centres
- 2 Securing the Future: Delivering the UK Sustainable Development Strategy
- 3 The UK 1999 Sustainable Development Strategy
- 4 Planning Policy Statement 1: Delivering Sustainable Development
- 5 The Sustainable Communities Plan: Building for the Future 2003

Regional

- 6 The London Plan 2004

Local

- 7 Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham
- 8 GLA Economics - Interim Borough level employment projections to 2016
- 9 Vision for the Borough for 2020
- 10 Policies for Spatial Plans: Consultation Draft

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Issues and Options Paper 3: Environment

The ecological footprint of a person is the number of hectares of land that has been used up in order to provide them with their everyday requirements. A recent report examining the Borough's ecological footprint found that it takes 4.75 hectares of productive land to support the resource consumption of the average resident of Barking and Dagenham. We would need 2.5 planets if every person on earth had this level of consumption. To reduce this footprint we have to find ways to create a more sustainable community.

At the same time we are strongly pursuing the regeneration of the Borough and a crucial part of this programme is to improve the look of buildings and public spaces. The built and natural environment therefore has a critical role to play in the future planning of Barking and Dagenham.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

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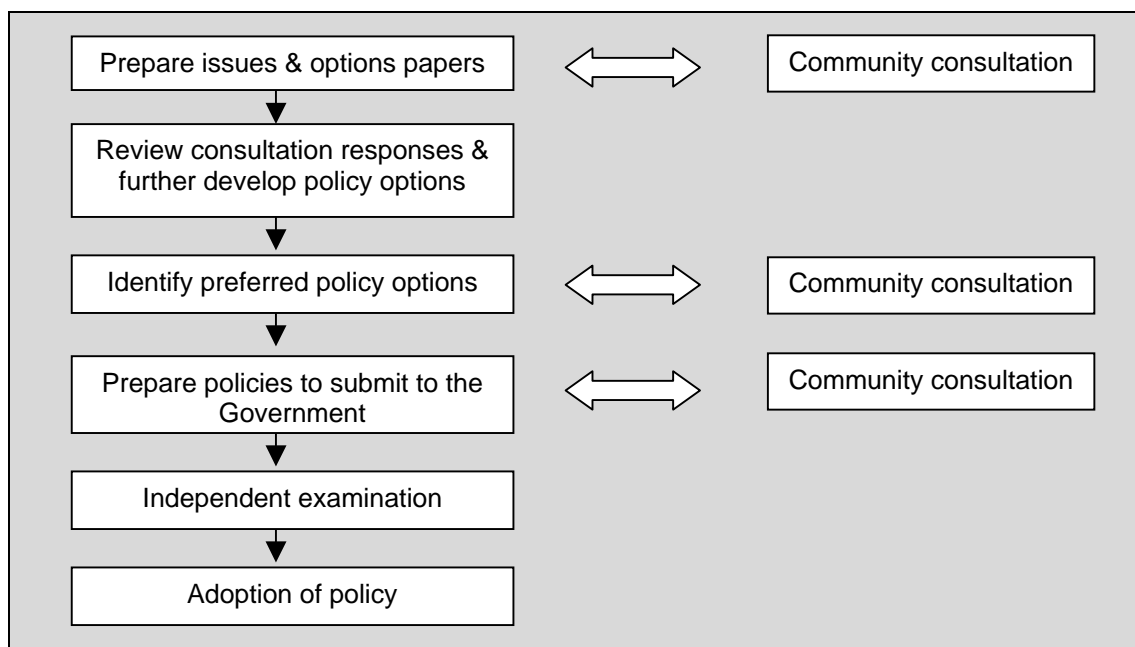


Figure 1: Process for preparing the LDF

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to the environment, the LDF can assist in achieving our goals by:

- Improving the quality of the Borough's natural environment as a habitat for wildlife and plants;
- Providing economic opportunities by embracing new green technologies and industry;
- Protecting the valued aspects of the Borough's landscape, character and heritage;
- Making better use of the rivers which surround and pass through the Borough.
- Improving community safety and making people proud of their local area through the design of quality buildings and public spaces; and
- Reducing the ecological footprint of the average Borough resident by promoting environmental sustainability as a key part of new building design, to reduce energy use, water use, and waste.

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. These are listed

in the reference section at the end of this paper. The LDF should take account of the principles and characteristics of existing policies and strategies.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that better environmental planning in the Borough can help to deliver the following community priorities:

- **Making Barking and Dagenham Cleaner, Greener and Safer**
The Community Strategy makes the environment a priority in planning for the future of the Borough, by promoting urban design which reduces crime and fear, promoting high quality sustainable development and a reduction in waste.
- **Improving Health, Housing and Social Care**
Attractive, unpolluted neighbourhoods which are pedestrian friendly will help improve the quality of life and health of our community.
- **Regenerating the Local Economy**
To make sure regeneration projects raise pride in the Borough, the Community Strategy encourages high standards of design and architecture.
- **Developing Rights and Responsibilities**
By promoting environmental sustainability, the Community Strategy hopes that this will encourage everyone to take responsibility for the sustainable use of energy and resources.

3. What we already know

We have consulted with you about some of the other plans and strategies relating to the natural and built environment and you have told us you would like the following:

- Public areas which are more relevant to different parts of the community, including people of a variety of ages, ethnic backgrounds and abilities;
- Improved links to rivers;
- Better use made of our local heritage;
- Safer places and social meeting spaces for the community to use;
- Improved recycling facilities and programmes;
- Cleaner streets and stronger environmental enforcement;
- Promotion of alternative energy sources and the development of more environmentally friendly buildings; and
- Increased tree planting and improvements to biodiversity.

4. Issues and options

4.1 Reducing Waste

There are different options for disposing of waste. Government policy for waste management aims to protect human health and the environment by producing less waste and by using it as a resource wherever possible. This means that when considering waste disposal, reducing the amount of waste, reusing waste and recycling of waste are the most desirable options. Incineration and landfill should be the last options. This is called the waste hierarchy and is shown in Figure X.

FIGURE X

We have joined with other East London Boroughs in the East London Waste Authority which arranges for the disposal of our waste. Together we will be preparing

a joint waste planning policy as part of the LDF. Through this forum Redbridge, Newham, Havering and Barking & Dagenham councils will collectively find sites for waste disposal or processing in the East London Waste Authority area. On a more local level we also need to make sure that there are enough accessible public recycling sites available.

The main focus then for our waste management planning is to reduce the amount of waste we need to send for disposal. This has been made a priority by a European Union directive which requires significant reductions in the amount and type of waste going to landfill. We must therefore increase levels of recycling and composting to meet a Government target that 18% of total household waste will be recycled by 2005/6. In 2003/4 the percentage of the Borough's household waste being recycled was just 6.7%. This increased to 14% in the 2004/05 year. This is forecast to improve though as we have upgraded recycling facilities and introduced the orange recycling bags to many households. However we will also have to manage an increase in waste generated by the 10,110 new homes proposed to be built in the Borough through the various proposed regeneration projects.

Another major challenge is providing recycling facilities in apartment buildings, especially high-rise buildings. As more apartments, and possibly high buildings, are likely to be built in the Borough over coming years, we need to plan for how we build in sustainable waste disposal and recycling facilities to these developments. It is much better to plan waste disposal and recycling facilities as part of a new development, rather than trying to add them later.

Question G1

We would like to know what features in your home, neighbourhood or in new developments would encourage you and the community to take a more sustainable approach to waste. These features or facilities could help:

- Reduce the amount of waste needing to go to landfill;
- Increase recycling;
- Increase composting;
- Converting waste to energy (incineration); or
- Provide new, more accessible recycling bank sites in your area.

Question G2

Where would you prefer we locate new recycling facilities?

- Near homes to make them easily accessible for residents;
- At shopping centres or community facilities; and/or
- Other locations (please specify).

4.2 Rivers

Being close to waterways is both one of Barking & Dagenham's major natural features and one of our biggest problems for new development. We need to explore ways to make use of the Borough's significant frontage to the Thames, Roding, Rom and Beam rivers, whilst planning for the potential risk of flooding.

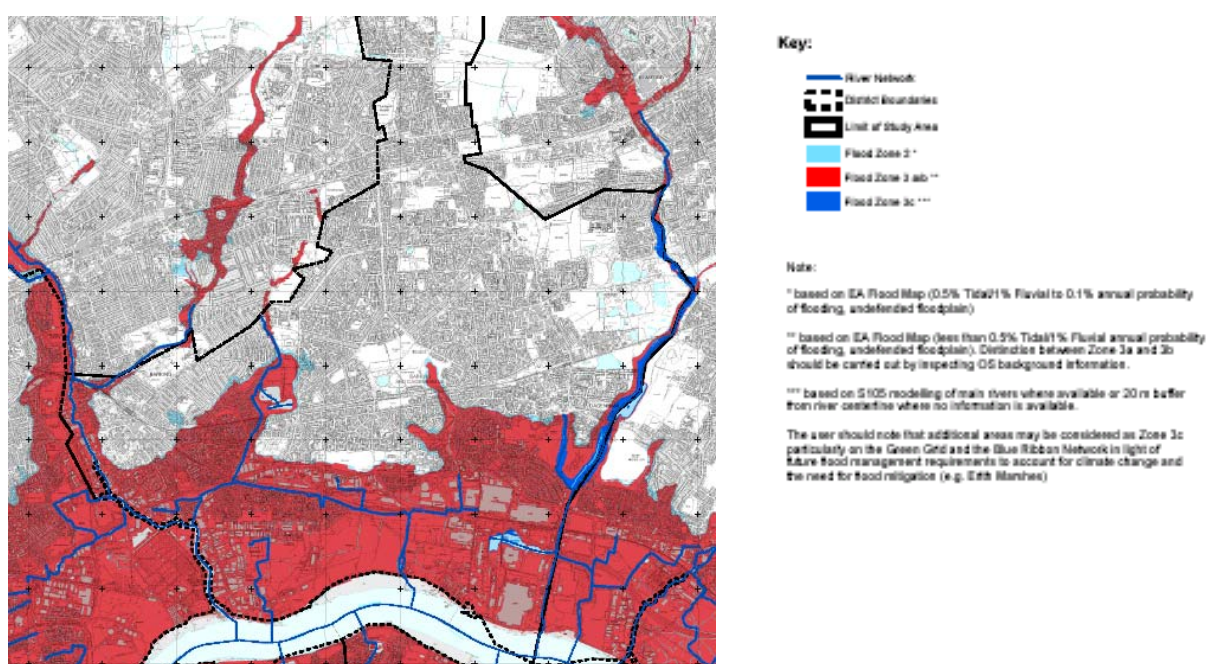
Sources of flooding include:

- Tidal flooding from the River Thames;
- Overflows from other watercourses such as the River Roding and River Beam; and
- Overland flows, where there is too much stormwater for the drains to manage.

Climate change could also increase the risk of flooding due to rising sea levels and more intense storms.

To protect the community there are a number of flood defences built along rivers in the Borough, such as the Barking Creek Barrier and embankments along the Thames. While these defences provide a high level of protection (up to a 1 in 1000 year flood event), there is the possibility of significant damage and possibly loss of life if they were to be breached. We therefore need to carefully plan the location and design of new development to create a safe environment using an approach which gives priority to the development of land where there is a lower risk of flooding (this is known as a sequential test and is set out in Planning Policy Guidance 25).

Map Q shows areas within the Borough where there is potentially a high risk of flooding. The map does not represent actual risk but simply where further investigation of required.



MAP Q

The Government has made it clear that the way to plan for development in flood-prone areas is not to simply build higher walls and flood defences as an after thought. Rather, flood risk should be considered 'up front' in the location and design of new development.

We could use drainage and flooding problems as an opportunity to provide environmentally sustainable design and improve access to waterways. For example sustainable drainage design can provide landscape areas, or green roofs which will help water seep naturally into the ground, and also provides opportunities for planting. The inclusion of parks, pedestrian trails and open space along rivers could also have multiple benefits by:

- Storing flood waters when required;
- Providing habitat and recreation areas; and
- Linking residential areas and town centres to our local rivers so that they can be used and enjoyed as a community resource.

Removing river channel structures and restoring river banks can help to enhance the river habitat and increase biodiversity. River restoration can also:

- Improve water quality;
- Create a diversity of natural habitats;
- Improve the biodiversity of an urban environment; and
- Provide a holistic approach to flood risk management.

A river restoration strategy is currently being produced by the Environment Agency, which includes ways we can improve our rivers.

There is a need to resolve various competing demands for the best way to use land along our rivers. Public access, river walks and open space may not always be appropriate because of flood concerns, nature conservation issues, or the ongoing need to provide wharves for river transport.

Question G3

Which of the following statements about how we use land along rivers in the Borough do you agree with?

- As much public access as possible to the river;
- Open space for recreation and conservation which can also double as areas to store excess flood water;
- Try to primarily create a corridor for nature conservation;
- Provide river walks along the banks of rivers wherever possible;
- Maintain wharves for passenger and freight; and/or
- Retain land in private ownership along the river.

4.3 Biodiversity

Although the London Borough of Barking and Dagenham is predominantly an urban area, this does not mean that there are not important habitats, plants and animals which need to be protected. There are a number of nationally and regionally rare species of plants and animals which can be found in the Borough such as black poplars and water voles. The most significant nature conservation sites are those of metropolitan importance which are:

- The River Thames, whose reed beds and mud flats are a priority habitat for the United Kingdom;
- The Chase Nature Reserve, which includes grasslands, woodlands and wetlands beside the River Rom; and
- Ripple Nature Reserve – a variety of grasslands and other habitats developing on former industrial land.

Government policy makes it clear that sites of high nature conservation value should be protected. We must also be mindful though of the potential value of land which provides links between conservation areas, known as green corridors or wildlife corridors. For example land running alongside railway lines or rivers can help the migration and dispersal of plants and animals. Figure Z shows existing and proposed wildlife corridors linking our parks and woodlands.

FIGURE Z

Question G4

Would you support any of the following?

- Planting more street trees in your street;
- Requiring vegetation which is native to the Borough to be planted wherever possible in parks, new developments and along streets;
- Requiring inclusion of nature conservation areas and wildlife links as part of major new developments;
- Identifying wildlife corridors in the LDF;
- Requiring higher standards of landscaping and environmental protection along identified wildlife corridors and identified areas of environmental significance;
- Ensuring park redevelopments and new parks include a variety of habitats;
- Including design features in new development to minimise impacts on the environment, such as sustainable drainage and green roofs; and/or
- Acquiring more open space for nature conservation.

Question G5

Are there particular parts of the Borough where you would encourage more tree planting, or where you think there are habitats which could be improved?

Our existing parks and biodiversity policies have recognised that tree planting is one area where we need particular improvement because at present the Borough has a low coverage of trees. To improve the quality of trees and natural habitats, we could ask for compensation in cases where a development cannot avoid some negative effects on local habitats, such as the removal of trees. This compensation could be the restoration of other habitat on the site, or the planting of new areas of habitat in the local area. Any new or restored habitat must be of a similar or better quality than the habitat which has been removed. This means that development does not lead to an overall loss of biodiversity.

Question G6

When we consider new development, should we be looking to:

- Protect areas of nature conservation and avoid any negative effects on plants and animals; or
- Not only protect, but also try and improve the Borough's environment with every development, by requiring habitat replacement to achieve a net gain in biodiversity?

4.4 Pollution and health

Two of the most significant pollution issues in Barking and Dagenham are air pollution and land contamination. Due to our industrial history, much land in the Borough is contaminated and we are taking measures to identify, and where necessary, clean up this land. Our Contaminated Land Strategy sets out how we are going to identify and deal with land found to be contaminated.

The main cause of air pollution in London is road transport and so the busiest roads are where air quality problems are likely to occur. This has been shown to be true in this Borough, as we have monitored air quality and found that it was likely levels of certain pollutants would exceed Government standards near the A13. Reducing the amount of road traffic is obviously one way to minimise air quality problems, and this is covered by Issues and Options Paper 8 – Transport. An air quality management area has also been introduced along the A13 where there are affected residential

areas. We need to consider then how we manage development in areas with poor air quality including:

- Building designs which reduce the impact of air pollution on existing and future residents;
- The location of uses which generate pollution; and
- The types of uses which are appropriate in known polluted areas.

An additional area of concern is water pollution. The water quality of the Rover Roding and River Beam has been found to not be in very good condition. There is a link between urban development, traffic, roads and water. This is an issue that needs to be addressed. One way that we can help to reduce water pollution is to require appropriate drainage management and sustainable urban drainage systems when development takes place.

4.5 Sustainable design

We want to create a Borough which is known for having a green, attractive environment and is home to a high standard of development. One way to achieve this is to make sure our new planning policies in the LDF set an expectation that new commercial, residential and community buildings must be at the leading edge of environmental sustainability. Some of the ways we can achieve sustainable design are as follows:

- Requiring new development to provide a proportion of its energy from renewable energy sources (e.g. 10%/15%/20%). This could include constructing energy generating facilities such as wind turbines or solar panels as part of new developments;
- Using energy efficient design measures to reduce the need to heat and cool buildings;
- Preserving natural features, providing green roofs on new developments and requiring the planting of native vegetation to improve biodiversity;
- Including facilities for cyclists and allowing easy access to public transport.
- Minimising water consumption collecting rain water and installing systems for water re-use (grey water);
- Integrating recycling and composting facilities into the design;
- Making sure building materials are recycled, have a long life, and have a low environmental impact in their production;
- Using sustainable drainage systems to reduce the amount and improve the quality of storm water;
- Using non-reflective surfaces; and
- Planting in public areas to reduce temperature.

Environmental sustainability is an area of planning which is rapidly changing as the community demands higher standards and new technologies emerge. What is best practice today may be considered sub-standard in ten years time. Our planning policies should therefore be flexible enough to make sure new development always uses leading or emerging technologies and is not locked in to out-of-date standards. However we also need policies that provide clear guidance as to what are the minimum acceptable sustainable design benchmark – for example the minimum percentage of energy to be generated from renewable sources.

Question G7

Would you agree with an approach which:

- Specifies minimum standards for environmentally sustainable design; and

- Makes sure new planning policies only support development which can demonstrate that it is applying best practice environmental design and standards at the time it is proposed?

4.6 Embracing sustainable technology and a green economy

Making Barking and Dagenham cleaner and greener involves more than the environmentally-friendly design of new buildings. It also requires a commitment to sustainable industries and energy sources. We have traditionally had a strong association with industry in this Borough and the economic and environmental opportunity now exists to use the large areas of land previously associated with dirty industry and waste dumping, to encourage new businesses and energy production which are linked with the developing sector of environmental industry.

For example at Dagenham Dock, our vision is for the creation of a modern, sustainable industrial park. It will embrace research and development, sustainable industrial and business accommodation, recycling operations, energy efficiency, 'green links' between businesses, sustainable transportation, environmental technology and waste minimisation.

We have also recognised the need to take action on climate change. It is estimated that Barking and Dagenham emits around one million tonnes of equivalent carbon dioxide per year. Equivalent carbon dioxide is a metric measure to compare emissions of various greenhouse gases based on their global warming potential. Reducing energy use and encouraging renewable energy sources are two important ways to minimise our emissions of carbon dioxide. This is especially important in Barking and Dagenham as our population is set to increase which will lead to an increase in energy consumption. Already large wind turbines at the Ford factory provide a visible renewable energy landmark but we are keen to promote further high profile renewable energy projects. Large stand-alone wind turbines can be quite visually prominent, so in encouraging the development of renewable energy resources we need to be mindful of the best location for such facilities. Smaller scale renewable energy technology can be incorporated into building designs with less visual impact and may be more suitable for developments in existing residential areas and town centres.

Question G8

We support the development of environmental industry and renewable energy projects, but are interested:

- Where you think these projects, especially large wind turbines, should be located? and
- If you think small-scale renewable energy infrastructure (such as wind turbines and solar panels) should be –
 - a) a visible and high profile part of new developments in existing urban areas?
or
 - b) hidden and integrated into the building form wherever possible?

4.7 Telling the story of the Borough

Neighbourhood character

Barking and Dagenham's neighbourhoods have been developed at different times and therefore each area has its own unique character. Residents will often highly value certain aspects of their immediate area, whether it be the architectural style, the history of the area, or the landscape. We need to make sure that new

development in existing residential areas relates to its surroundings by including design features which show a connection with the valued character and history of the neighbourhood.

Heritage

In addition to listed heritage buildings and monuments such as Eastbury Manor House, there are a number of existing heritage conservation areas in the Borough. These are:

- Dagenham Village;
- Barking Town Centre and Town Quay;
- Abbey Road; and
- Chadwell Heath Anti-aircraft Site.

However, not all areas of local heritage interest have protection through the planning system. For example the Becontree Housing Estate has some significance. Dating from between 1921 and 1934, this was at the time the largest municipal housing estate in the world with 25,000 new homes constructed for working families.

While the preparation of the LDF is not the time to undertake detailed work on the identification of particular areas which should be preserved, we do need to prepare planning policies which:

- Tell us what factors we should consider when deciding whether a particular neighbourhood should be named as a new conservation area. These factors can be quite varied as sometimes it is not individual buildings that make an area historically important, but rather the layout of its streets, its garden character, or its links to the historic development of the Borough; and
- Help us decide what types of uses and development are appropriate for historic buildings and conservation areas. For example should we encourage uses which link with the historic nature of a building, or should we allow a wider range of uses which might give a run-down building a new lease of life?

Question G9

What types of features in the Borough do you think we should be aiming to protect and why do you think they are important to the Barking and Dagenham community? Features might include:

- Buildings, or types of architecture;
- Other built features and materials in the area, e.g. street surfaces, furniture or boundary walls;
- Trees, hedges, landscaping and open spaces; or
- Townscape quality – street layout and building lines, open and enclosed spaces, views within the area, views into the area from outside and views out of the area.

4.8 Making places we can be proud of

Image

Raising general pride has been identified as one of our Community Priorities. It is hoped that by requiring high standards of design in new development and regeneration projects, we can transform the image of the Borough and help attract new investment and residents. Our LDF will be placing a strong emphasis on quality urban design as we will be producing:

- An Urban Design Framework which will set out design principles to guide future development. This may include a Landscape Framework Plan to show how we can improve and connect green spaces; and

- A Public Realm Strategy to guide future improvements to public spaces and streets.

Our plans for regeneration projects throughout the Borough have already identified various ways in which we can improve community and visitor impressions. These include:

- Establishing landmark buildings which are inspirational and create a sense of place, such as the Barking Lifelong Learning Centre;
- Making new connections with the waterfront, such as along the Thames and River Roding, to take advantage of these natural assets;
- Improve the look of gateways into and major transport links through the Borough. For example the recent landscape and artworks along the A13 demonstrate how the image of a major road can be changed for the better; and
- Making sure all new facilities are accessible for people of different abilities.

Views and tall buildings

Compact cities do not necessarily imply high-rise buildings. High densities can also be achieved in relatively low-rise areas, while isolated poorly designed tower blocks (such as those developed in the 1960's) do not necessarily deliver high density or usable public space. We want an attractive Borough and do not want to see developments like the tower blocks that were built in the past.

Tall buildings can be a very efficient way of using land and can make an important contribution to creating a sustainable Borough and city. Well-designed tall buildings can also be landmarks, can contribute to regeneration and improve the skyline. At the same time we have to be mindful of protecting important short and long range views across the Borough, for example the view from Eastbrookend towards Canary Wharf, or views of the Town Hall clock tower in Barking Town Centre.

Question G10

Do you think that we should allow taller buildings?

- i) In all areas;
- ii) Only in residential areas;
- iii) Only in town centres close to public transport links;
- iii) In industrial employment areas; or
- iv) Not at all.

Please provide reasons for your response.

Designing for health and safety

Good urban design can also help contribute to broader social goals in making this Borough a better place to be. For example the inclusion of pedestrian and cycle paths and facilities as an integral part of new developments can encourage walking and cycling and promote healthier lifestyles.

Community safety, crime and fear of crime are some of your biggest concerns about living in Barking and Dagenham. Particular problem areas you have identified are parks, public transport and Barking Town Centre. One approach to tackle crime is to remove the opportunity for crime to occur through the design of the built environment. This is known as "safe design", which is often as simple as making sure new buildings have windows overlooking public spaces, or restricting access to private spaces which should not be used by the general public. We believe safe design should be an important consideration in any new projects affecting the built

environment as this will reduce crime and fear whilst encouraging more use of public spaces. This can only improve the image and identity of the Borough.

Question G11

To improve the look of the Borough and make this a better place to live in and visit, what features are important to you in the design of buildings and public spaces.

5. Other comments

We have raised some of the big environment issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. Environmental policy references

National

- Planning Policy Guidance 9: Nature Conservation
- Planning Policy Guidance 2: Green Belts
- Planning Policy Statement 1: Delivering Sustainable Communities
- Planning Policy Statement 22: Renewable Energy
- Planning Policy Statement 23: Planning and Pollution Control
- Planning Policy Guidance 24: Planning and Noise
- Planning Policy Guidance 15: Planning and the Historic Environment.
- Planning Policy Guidance 16: Planning and Archaeology
- Planning Policy Guidance 25: Development and Flood Risk

Regional

- The London Plan 2004
- The Mayor's Biodiversity Strategy
- The Mayor's Energy Strategy
- Mayor's Air Quality Strategy
- Mayor's Ambient Noise Strategy

Local

- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham
- Parks and Green Spaces Strategy
- Sites of Importance for Nature Conservation in Barking and Dagenham
- Local Biodiversity Action Plan for Barking and Dagenham
- The Barking Code
- Creating a sense of place in Barking and Dagenham
- Delivering a Low Carbon Borough – a sustainable energy strategy for Barking and Dagenham
- London Borough of Barking & Dagenham Ecological Footprint
- Barking and Dagenham Contaminated Land Strategy
- Draft Air Quality Action Plan
- People, Time and Place London Borough of Barking and Dagenham Heritage Strategy

Issues and Options Paper 4: Community

This paper looks at how the planning system can help build communities. We face a number of social challenges in Barking and Dagenham. Life expectancy for our residents is ranked in the lowest 20% of the country, recorded crime has increased by 7.8% between 2001 and 2004 and we have the highest proportion of residents with no qualifications in London. Furthermore Abbey, Gascoigne and parts of the Parsloes and Alibon wards (former Fanshawe ward areas) have been recognised as being amongst the 10% most deprived in the country.

We have been working hard with other partner organisations to tackle these issues through programmes and strategies to improve the health, education, environment and social cohesion of our community. Success stories are evident, such as significant improvements in the performance of local schools and the commitment to establishing new primary care health facilities. To make further progress we need to make sure our planning policies allow appropriate education, health, leisure and other community facilities to be provided across the Borough to meet local needs.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection transport improvements, and waste disposal and management.

This document is one of nine issues and options papers. The issues and options papers are:

1. Vision for planning our Borough
2. Site allocation
3. Environment
4. Community
5. Housing
6. Employment
7. Town centres and retail issues
8. Transport
9. Your neighbourhood

Their purpose is to set out the major planning issues and options confronting the Borough and get your views. We will use what you tell us to help us identify preferred options for the future planning of the Borough.

We also have available a summary document called "Local Development Framework Summary of Issues and Options Papers" which includes a very brief description of

the key planning issues and the complete set of questions from all nine issues and options papers.

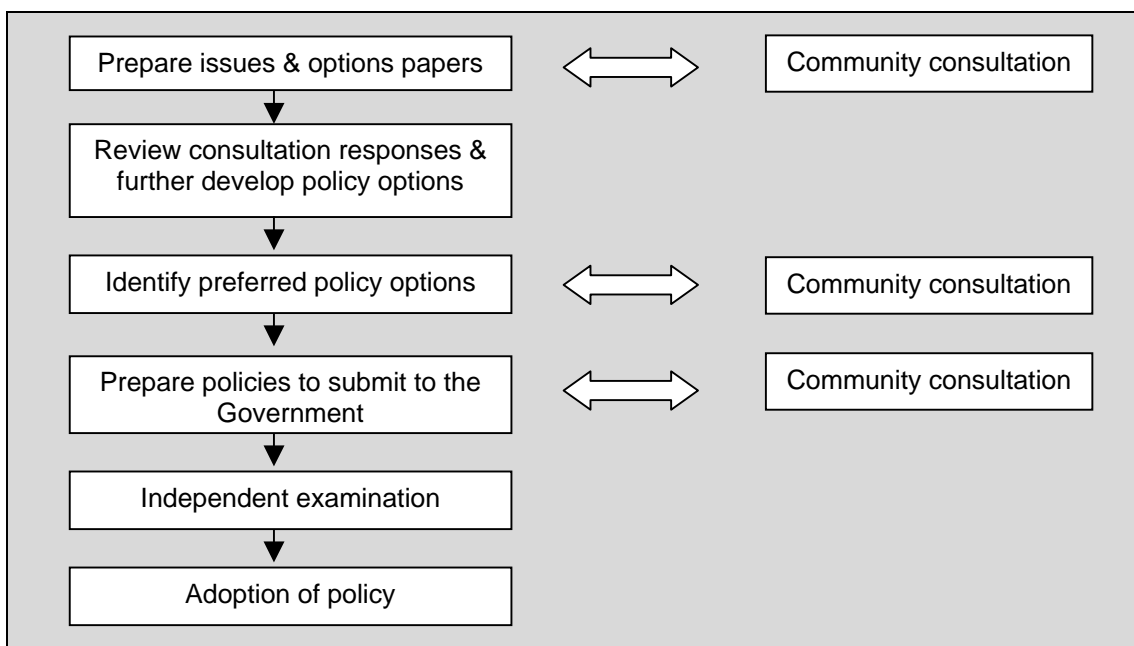


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to community facilities and services, the LDF can assist in achieving our goals by:

- Enhancing community safety through the design of the built environment, good management of the night-time economy and regeneration of run-down neighbourhoods;
- Encouraging the regeneration of and provision of services to particularly disadvantaged neighbourhoods;
- Making sure that we have adequate sports and leisure facilities to promote healthy lifestyles and community identity;
- Creating stronger communities by recognising the need for social facilities and Religious meeting places for the Borough's various religious and ethnic groups;
- Improving health and education levels in the Borough by ensuring sufficient services are provided in existing communities and with new development; and
- Ensuring better access to all community services and facilities

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. The LDF should take account of the principles and characteristics of existing policies and strategies.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that better social planning in the Borough can help to deliver the following community priorities:

- **Promoting Equal Opportunities and Celebrating Diversity**
Our plans can promote equality of opportunity by allowing all parts of the community to access services, facilities and meeting places.
- **Raising General Pride**
A safer, healthier and more educated community will be able to celebrate its success and feel proud of the area they live in.
- **Better Education and Learning for all**
A better educated population can be achieved through the provision of additional school places and new and improved facilities and opportunities for lifelong learning.
- **Improving Health, Housing and Social Care**
Planning can help create an environment which supports healthy lifestyles and allows easy access to health services and recreation activities.
- **Making Barking and Dagenham Cleaner, Greener and Safer**
Designing buildings and streets which incorporate crime prevention measures and helping regenerate run-down areas will enhance community safety.
- **Regenerating the Local Economy**
We can generate greater economic and employment opportunities for local residents by improving and diversifying the skills base and encouraging cultural activities.

In producing this paper we have also looked at important national, regional and local policies and strategies which relate to social and community planning. We have provided a list of these documents at end of this paper. These policies and strategies have helped us to identify key issues we have to take account of when planning community facilities and services. These issues are:

- **Multiple benefits of open space**
Sports and leisure facilities have a variety of benefits to the community, including promoting social inclusion and healthier lifestyles. At the same time open spaces need to function not just as sports fields, but cater for multiple functions to deliver the most benefits to the community.
- **Making services accessible and inclusive**
Easy access to local services, meeting places and facilities will play an important role in reducing social inequalities and building stronger communities. This includes the provision of multiple use buildings.
- **Reducing crime requires wide ranging strategies**
High quality design can help create an environment which enhances safety and makes people feel safer.
- **Providing enough facilities for a growing Borough**
There is a need to plan for the provision of additional community facilities as an integral part of new development and regeneration projects.
- **Increasing participation in community activities**
Encouraging increased participation in community activities such as involvement in the arts help to create a stronger more cohesive community.

3. What we already know

We have consulted with you about some of the other plans and strategies relating to community issues and you have told us you would like the following:

- A reduction in crime and fear of crime;
- Improved access and experience of health services;
- High quality accessible locations for learning; and
- A greater range of leisure and recreation activities for specific groups, such as for our youth

4. Issues and options

4.1 Sports and leisure

There are a variety of sports and leisure facilities available in the Borough, including leisure centres, playing pitches and allotment land. Benefits which come from leisure centres and playing pitches include healthier living and community cohesion, as sporting teams are often an important part of a community's identity. Allotment land can be used to encourage gentle exercise as part of healthy living.

Sports facilities are increasingly recognised as centres of community activity which can be combined with other community functions. It is essential then that we plan for the recreation and leisure needs of existing residents, as well as for the future growth of the Borough's population, and look for opportunities to link sports and leisure uses with other community facilities. For example a community sports hub is being considered for Parsloes Park.

The Government expects us to set local standards for the provision of open space and sports facilities. We have prepared an audit of outdoor sports facilities which looked at existing and potential future demand and the implications in terms of the number of pitches required to meet this demand.

Table: Comparison of pitch supply and predicted peak demand in 2005 and 2011

<i>Pitch Type</i>	<i>Current Pitches</i>	<i>Current Peak Pitch Demand</i>	<i>Current Surplus/Deficit</i>	<i>Future Peak Pitch Demand</i>	<i>Future Surplus/Deficit</i>
Senior football	69	49	20	57	12
Junior football	13	29	(16)	42	(29)
Mini-soccer	5	18	(13)	18	(13)
Cricket pitch	3	6	(3)	7	(4)
Rugby	14	5	9	7	7

The audit has recommended the following standards for the future provision of sports pitches, based on current patterns of participation:

- Playing Pitches:** A minimum of 0.75 ha. of playing pitches per 1,000 people.
- Multi-Use Games Areas:** A minimum of one per 1,500 under 16's.
- Tennis Courts:** A minimum of one tennis court per 2,500 ten to 45 year olds.
- Bowling Greens:** A minimum of one bowling green per 9,500 over 40's.

The implication of this proposed playing pitch standard is that around 30 hectares of new playing pitches would be required over the 5 major development sites in the Borough, based on their potential projected populations. This is a substantial area given the competing demands for limited development space. We must consider

then whether we should apply these sports facility standards to new development, allow a lower rate of provision, or rely on existing facilities.

Land Required for Playing Pitches at the Recommended Standard within Proposed housing developments in Barking and Dagenham

* Projected figures only, no formal decision has been made on the site's future.

Major site	Number of dwellings	Total no. people	Provision Required at 0.75 Ha per 1,000
Lymington Fields	700	1,645	1.2 ha (3 acres)
University of East London*	700	1,645	1.2 ha (3 Acres)
South Dagenham	4,000	9,200	7.1 ha (17.4 acres)
Barking Riverside	10,800	25,380	19.0 ha (47 acres)
Freshwharf	1,000	2,350	1.8 ha (4.4 acres)
TOTAL	17,200	40,220	30.3 ha (75 acres)

Another significant challenge is balancing competing ideas about the best use of our open space. Our Parks and Green Spaces Strategy found that there was not enough diversity in our parks because of the strong emphasis on active sports facilities. It recommended shifting the balance somewhat to encourage more use by people not involved in sport. However the playing pitch audit has noted a deficit in the provision of pitches for a number of types of sports. We need to reconcile these competing demands for our open space. One option is to concentrate sports facilities in a more limited number of parks to create clusters of sporting activity. This could mean better facilities but in a more limited number of locations. In pursuing such an idea we would need to be careful not to remove the opportunity for people to still access local sporting facilities.

The 2012 Olympics in London also provide an opportunity to focus on sports and leisure facilities in the Borough. Given the Borough's location in the East London region, we need to explore possibilities as to how we can exploit the potential benefits arising from this event.

Question C1

Do you support?

- Providing enough sports facilities to meet predicted demand (based on the playing pitch audit); or
- Balancing the need for playing pitches with other demands such as sports facilities in new developments and areas of open space for informal recreation?

Question C2

As there are competing demands for uses in our parks, would you support:

- Providing playing pitches and sports facilities at most parks to allow local access to these facilities?

or

- Centralising playing pitches and sports facilities in certain parks to allow the conversion of some pitches in other parks to non-sporting recreation uses?

4.2 Religious meeting places

Barking and Dagenham has traditionally had a reasonably homogenous community, with one of London's highest proportions of UK-born, White and Christian residents.

However there is an increasing proportion of the population who have a different ethnic or religious background. For example the 2001 Census revealed that over 7% of Barking residents practised a non-Christian religion. We have to make sure that the planning system caters for the needs of a diverse population and does not discriminate against particular minorities. This need however must be balanced against important planning principles.

One particular planning issue has been the demand for new religious meeting places. In recent years we have received applications for religious meeting places in areas such as employment areas. Unfortunately such locations are not always suitable as they can be far from public transport which means users of the facility are car dependent. However, if new religious buildings locate in residential areas there can also be negative impacts on the amenity of nearby residents, due to noise and car parking.

Question C3

Suitable locations for religious meeting places might be:

- In town centres;
- Near public transport;
- Underused existing religious meeting places;
- Vacant shops in fringe shopping parades;
- Community halls; or
- Other public venues (e.g. theatres, public houses).

Do you support an approach which would allow religious meeting places to establish in areas such as those listed above?

4.3 Health

Health facts

Barking and Dagenham has a young population with a higher than average proportion in England of children under 15 years of age and a smaller proportion of people aged 45 to 69 years of age. It has high fertility rates, particularly in women younger than 25 years of age. In 2001, 19.9% of residents in the borough were living with a limiting long term illness. Of all London Boroughs, our Borough has the highest levels of long term ill health. We also have high levels of coronary heart disease and diabetes and obesity in children.

Within our borough, in 2001 we had 77 GPs working from 45 practices and 33 pharmacies. There were a total of 51 dentists operating from 17 dental practices. There were also 14 Optician outlets within the borough.

The health profile of the Barking and Dagenham population is poor. There are high rates of coronary heart disease, cancers (particularly lung cancer), premature stroke, and chronic obstructive pulmonary disease. There are high admission rates for psychiatric illness and respiratory disease, particularly asthma, and diabetes. Smoking prevalence is higher in both men and women in Barking than nationally, and is particularly high in young women.

An analysis of key sustainability issues as part of the scoping stage of our sustainability appraisal has highlighted the issue of poor health within the borough together with social deprivation. To gain a greater understanding of the health needs

of our borough, it has been suggested that we undertake a Health Impact Assessment (HIA) as part of the sustainability appraisal of the LDF.

Question C4

Do you support the approach of requiring developers to undertake a HIA when proposing new development?

Which developments should require a HIA?

Health facilities

The National Health Service (NHS) has identified that they wish to move away from big district hospitals to a variety of specialist and generalist centres linked to a range of primary health care services.

In 2000 the Government published the NHS Plan, a ten-year plan for modernising and reforming the NHS. In addition the North East London Strategic Health Authority and South East London Strategic Health Authority have produced a Health Services Assessment of the London Thames Gateway for the period of 2003 to 2016. These documents have identified the urgent need to improve primary care facilities to provide a more local and accessible service, especially within Barking and Dagenham.

An important outcome from the NHS plan is the Local Improvement Finance Trust (LIFT) programme, which will result in new one-stop primary care centres and new, refurbished, or upgraded GP premises.

NHS LIFT is a government initiative, designed to create public-private partnerships in areas of high need, to deliver new and improved primary and social care facilities.

It will create a network of health and social care premises, including resource centres (one-stop shops), housing a comprehensive range of health and social services, focused on the needs of the local community.

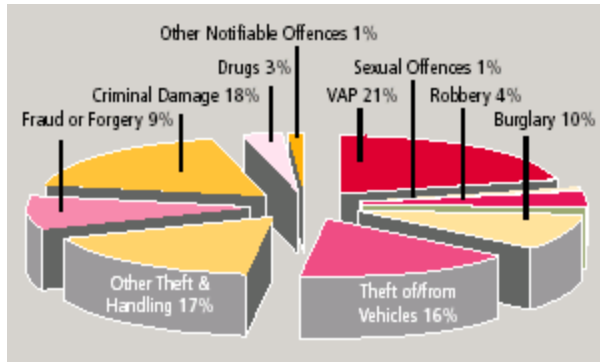
The LIFT programme will be developed in stages. In the first stage, there are seven schemes proposed by the Barking & Dagenham Primary Care Trust. These are Thames View Health Centre, Julia Engwell Health Centre, Porters Avenue Clinic, Ford Road Clinic, Morland Road Day Hospital, Annie Prendergast Health Centre and Marks Gate Health Centre.

These are shown on map x.

The Primary Care Trust (PCT) is primarily responsible for providing these services. Their role is to ensure all health care needs are met and that services are provided close to where people live.

4.4 Crime and safety

Crime and the fear of crime are one of your major concerns about living in Barking and Dagenham, with a recent survey of residents discovering that 68% of people feel threatened by crime. Furthermore between 2001-2004, our Audit of Crime, Disorder and Drugs found that recorded crime increased by 7.8% in the Borough.



**Breakdown of crime
in the Borough
2001-2004**

Figure x

Tackling crime requires a combination of methods and as such we have produced a Crime and Disorder Strategy to outline our approaches to this issue. Planning through the LDF is one of the ways we can try and reduce crime and in particular the fear of crime. The main contributions planning can make are:

- Promoting design for streets, parks and buildings which minimise opportunities for crime, such as encouraging new buildings to overlook the street and homes which meet Secure by Design standards;
- Reducing fear of crime through improvements such as better lighting. This is important as the fear of crime greatly exceeds the actual chance of being a victim of crime. We know that the places people feel most unsafe are in parks, in Barking Town Centre and when using public transport;
- Encouraging a variety of housing types which brings together a mix of different people and families. This can help reduce concentrations of social disadvantage in certain neighbourhoods;
- Making sure land is available for community facilities and youth centres which can help prevent or reduce crime, including police stations;
- Promoting responsible management of night time uses and venues which supply alcohol; and
- Assisting in the regeneration of run-down areas, which are subject to higher than average levels of crime, as a part of neighbourhood renewal programmes. In this Borough the Abbey and Gascoigne areas have been recognised as some of the most disadvantaged neighbourhoods in the country and have been targeted for improvements.

4.5 Education

A study recently carried out to assess the impact of new housing developments planned in the Borough has highlighted the need to plan for the provision of additional school places in Barking and Dagenham. The study broadly predicts that there is a requirement for 19 forms of primary school entry and 16 forms of entry at year Eight in secondary schools.

Some of this demand can be met through the expansion of existing schools, however there is a need to plan adequately for the provision of new schools where necessary. Barking and Dagenham schools are in many cases full, partly due to the improving performance of our schools and the Borough's increasing reputation for providing good quality education.

It is crucial that major new development contributes towards the provision of additional education places in the Borough and where appropriate is phased to ensure that the provision of additional education places can be provided at the same time as new development is occupied.

Ways of achieving this include:

- Using development contributions to finance the extension or expansion of existing schools; and
- Requiring the provision of new school(s) as part of a new development (e.g. two proposed primary schools are planned as part of the development of Barking Riverside).

Question C5

Should planning applications for major new developments be required to provide evidence of the provision of additional education places required to meet the need of new development?

Question C6

Should we require provision for additional education places to be planned in time with the phasing of new development?

The provision of new schools is gathering pace in the Borough. One notable success story is the new Jo Richardson Community School at Castle Green in Dagenham. The school has been designed to meet the requirements of the 21st Century and all teaching areas and equipment are state of the art. Teaching spaces will be large enough for the most effective, interactive teaching methods to take place. Of particular interest is that the school will provide excellent facilities for use by the local community both during and after school hours. These include:

- A fully equipped sports hall;
- A floodlit all-weather pitch;
- Fitness room and gymnasium;
- Specialist drama and music facilities, including a state of the art recording studio, stage and dance studio; and
- A pre-vocational centre which will provide opportunities for students to develop practical skills in the trades from the age of 14 onwards.

The facilities at the Jo Richardson Community School provide a model which we would like to build on. There are many reasons why use can be made of existing and planned schools' building space through sharing facilities with community uses. However, we need to consider whether this is practical and whether this will meet the needs of our service users (given that some facilities may only be open at certain times of the day under this arrangement). There is a need to reach a compromise and balance between proven demand for use of this space and facilities and the reluctance of schools to share facilities.

It may also be appropriate to provide primary health care services from shared facilities within planned and existing schools.

Question C7

Do you think we should expand the use of school buildings and facilities to make them available for community use at appropriate times of the day (e.g. out of school hours)?

4.6 Children's services

The Early Years and Childcare Service caters for children aged 0 to 14 and also for children 0 to 16 years of age who have special educational needs/disabilities. In 2003 Barking and Dagenham had the lowest number of childcare places per head of child population of all local authorities in the London region.

The Government has set targets for the number of children able to access children's centre services. The targets for the 20% most disadvantaged wards in Barking and Dagenham are:

- by March 2006 the Local Authority must reach 6,477 children;
- by March 2008 the Local Authority must reach 9,965 children.

To improve the situation we are planning to establish a network of children's centres across the Borough which will reach all children living in the 20% most disadvantaged wards by 2010. This will require the creation of fourteen centres.

Better integrating children's, health and education services is a key priority in improving children's services. As such services to be delivered from children's centres are:

- Full day care integrated with early years education;
- Family support and parental outreach;
- Child and family health services;
- Access to Children's Information Service; and
- Access to employment and training providers to support parents.

Question C8

How do you think we can best secure affordable childcare provision in our Borough?

4.7 The arts

The opportunity to experience the arts is important to people's quality of life. The arts inspire us, move us, trouble us and console us, wherever we live. There are thousands of people in Barking and Dagenham involved in artistic activity every day of the week. Our Arts Strategy sets out the ways in which the arts have a key role to play in enabling the community to address the priorities set out in the Community Strategy.

The overriding priority of the Arts Strategy is to increase participation in the arts in ways that embrace the increasingly rich diversity of the community. Some major projects have recently been undertaken in the Borough to meet this aim, including the redevelopment of the Broadway Theatre in Barking and the A13 Artscape project. The A13 Artscape project is the largest lottery-funded initiative of its kind in the country, involving over fifty artists working within the community to transform the landscape around and alongside the A13 and in adjacent neighbourhood and includes improving subways and environmental improvements.

Traditionally planning policy has supported development of the arts through contributions to public realm improvements which incorporate public art. While this is important and should continue, we should consider whether new development in the Borough should contribute more widely to the development of the arts. In order to achieve the Arts Strategy's priority of increasing participation in the arts, it may be more appropriate for developers to contribute towards ongoing arts projects which encourage participation of local people rather than one off contributions towards public art.

Question C9

Should new development be required to contribute towards ongoing arts projects (e.g. funding for amateur theatre groups / studio space / opportunities for people to develop and acquire artistic skills) rather than restricting contributions to one off public art projects?

4.8 Providing community facilities

There are a wide variety of facilities that are needed to make our communities function successfully. These can be managed by us, or by other organisations, but an important part of the LDF is bringing together all the programmes and services that help create sustainable communities. Therefore we have to take account of these in our planning. The main role for the LDF in planning for community facilities is threefold:

Provision of new community facilities

- Making sure that there are enough facilities provided in new development areas; and
- Making sure for each new development that a social impact assessment is undertaken and as a result social facilities are provided where they are necessary. For example in a large residential regeneration area this might include a new school, whilst for a major employment development, child care may be appropriate.

Determining the appropriate location for new facilities

- Making sure that facilities are easily accessible to the people who need them;
- Making sure facilities which generate large amounts of traffic are located near town centres or public transport;
- Looking to link community facilities with other complementary uses, to make better use of buildings and facilities. For example making sure schools can be used by other community and sporting organisations after hours; and
- Making sure that facilities fit in with their surrounding area.

Protecting against inappropriate loss of community facilities

- Protecting existing community uses from being lost to other development, or making sure that the facilities are replaced in a similar or better location.

Question C10

We would be interested in hearing from you about:

- Any specific community facilities that you believe need protection, or
- Land you think should be allocated for community functions.

5. Other comments

We have raised some of the big community issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. References**National**

- Planning Policy Statement 1: Delivering Sustainable Development
- Planning Policy Guidance 17: Planning for open space, sport and recreation
- Safer Places – the planning system and crime prevention
- National statistics 2001 census data
- Choosing Health – Public Health White Paper

Regional

- The London Plan 2004
- London Health Commission – Health in London

Local

- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham
- (Draft) London Borough Of Barking & Dagenham Playing Pitch And Outdoor Sports Facilities Strategy 2005 - 2011 June 2005
- Parks and Green Spaces Strategy
- (Draft) Safer Barking and Dagenham: Barking and Dagenham Crime, Disorder and Drugs Strategy 2005 to 2008
- (Draft) Planning Advice Note for Religious Meeting Places in the London Borough of Barking and Dagenham
- Barking and Dagenham Local Neighbourhood Renewal Strategy 2001-2004
- Barking and Havering Local Improvement Finance Trust (NHS LIFT) - Strategic Services Development Plan
- Barking and Havering NHS - Health Inequalities: Annual Public Health Report
- NHS – A plan for investment. A plan for Reform (2000)
- London Borough of Barking & Dagenham Arts Strategy
- Education Development Plan 2002-7
- Early Years and Child Care Service Score Card

Issues and Options Paper 5: Housing

This document sets out the key issues in relation to planning for housing growth in the Borough, taking into account national, regional and local priorities. On a national level, issues of affordability, choice and quality in the housing market are key priorities. At a regional level, housing is one of the top issues for people living in London and the housing challenges which face London must be met to prevent thousands of essential workers leaving the Capital.

A key challenge for us is how to reconcile these agendas with pressures to meet the needs of today's local community. It is crucial that if Barking and Dagenham is to contribute to national and regional housing agendas that we ensure that new infrastructure and facilities are built alongside new housing and that they are accessible for use by existing and new residents. We must also renew the infrastructure and facilities already located in existing communities.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection transport improvements, and waste disposal and management.

This document is one of nine issues and options papers. The issues and options papers are:

- | | |
|------------------------------------|-----------------------------------|
| 1. Vision for planning our Borough | 6. Employment |
| 2. Site allocation | 7. Town centres and retail issues |
| 3. Environment | 8. Transport |
| 4. Community | 9. Your neighbourhood |
| 5. Housing | |

Their purpose is to set out the major planning issues and options confronting the Borough and get your views. We will use what you tell us to help us identify preferred options for the future planning of the Borough.

We also have available a summary document called "Local Development Framework Summary of Issues and Options Papers" which includes a very brief description of the key planning issues and the complete set of questions from all nine issues and options papers.

Figure 1 shows the steps we take to prepare planning policies and when we will seek your views.

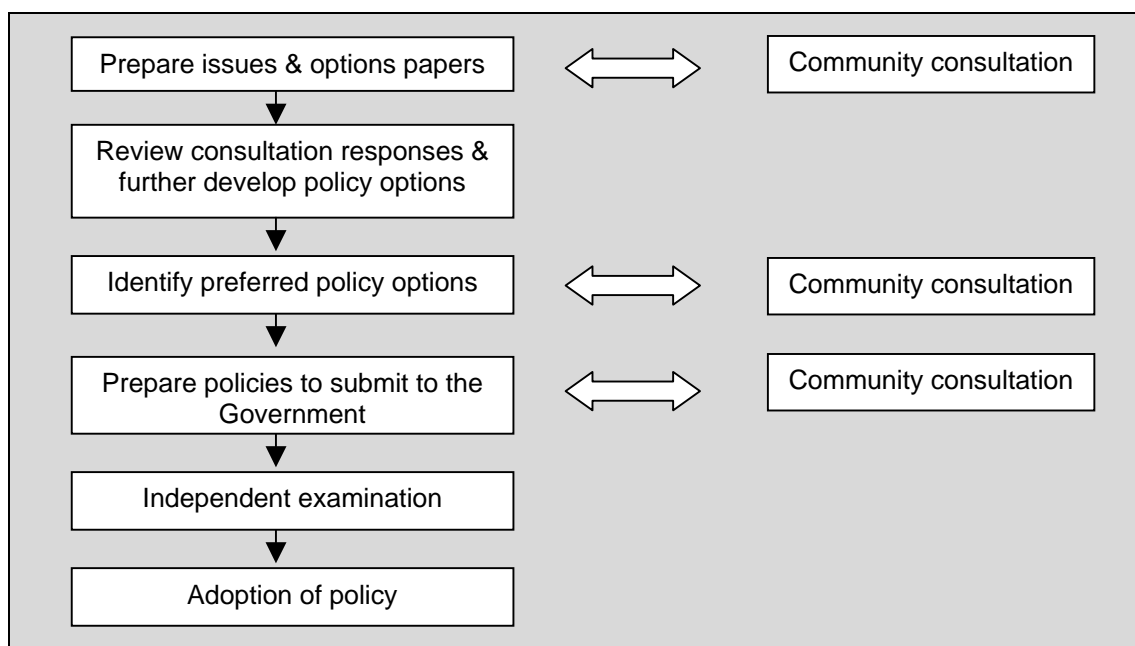


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to housing, the LDF can help assist our goals by:

- Planning to meet the housing requirements of the whole community;
- Providing wider housing opportunity and choice;
- Prioritising previously developed land within urban areas;
- Ensuring that Barking and Dagenham plays a full role in the future strategic development of the Thames Gateway and London;
- Seeking to reduce car dependency by developing sites accessible by public transport to jobs, education and health facilities;
- Making more efficient use of land; and
- Improving standards across all forms of housing & leading the standards in high quality design.

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. The LDF should take account of the principles and characteristics of existing policies and strategies.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that better planning for housing in the Borough can help to deliver the following community priorities:

- **Promoting Equal Opportunities and Celebrating Diversity**
To improve the health, education and opportunities for residents of the Borough, the Community Strategy strongly promotes policies which tackle the effects of social exclusion which particularly impact on groups such as women, black and ethnic minority groups, people with disabilities and older people.
- **Improving Health, Housing and Social Care**
The Community Strategy encourages a range of both affordable and aspirational high quality private and social housing that will contribute to building sustainable communities.
- **Making Barking and Dagenham Cleaner, Greener and Safer**
There is support in the Community Strategy for improving the Borough's environment by reducing crime and making high quality, sustainable design a priority for new development.
- **Regenerating the Local Economy**
For local people to benefit from major regeneration projects, the Community Strategy promotes major new development which reflects the needs and aspirations of the existing community and the communities moving into the area.

In producing this paper we have also looked at important national, regional and local housing policies and strategies. We have provided a list of these documents at the end of this paper. These policies and strategies have helped us to identify key issues we have to take account of when planning for housing. These issues are:

Planning to meet the needs of the housing requirements of the whole community:

- By providing for an adequate overall supply of housing (to meet the London Plan targets);
- By meeting our requirements for affordable housing and special needs housing; and
- By ensuring all new homes meet the Lifetime Homes Standards and that 10% of new housing is designed to be wheelchair accessible.

Providing wider housing opportunity and choice:

- Through a better mix in the size, type and location of housing;
- By creating mixed and balanced communities;
- By providing appropriate housing for all types of communities to ensure that individuals can maintain their independence;
- By encouraging a range of both affordable and aspirational housing; and
- Through creating a significant number of multiple-use buildings.

Prioritising previously developed land within urban areas:

- By providing sufficient housing land;
- By prioritising previously developed land;
- By bringing empty homes back into use; and
- By converting existing buildings.

Ensuring that Barking and Dagenham plays a full role in the future strategic development of the Thames Gateway and London:

- By realising major development opportunities in our Borough, to ensure we can become a model for 21st Century sustainable city living; and
- Through building more housing around transport nodes.

Seeking to reduce car dependency by exploiting accessibility by public transport to jobs, education and health facilities

- By concentrating development close to public transport nodes and town centres; and
- By placing a limit on the number of car parking places provided with developments.

Making more efficient use of land:

- By intensifying housing provision through requiring development at higher densities.

Improving standards across all forms of housing & leading the standards in high quality design:

- By requiring high standards in design, architecture and construction;
- By creating high quality living environments in which people will choose to live;
- By promoting innovation and energy efficiency; and
- by delivering the Housing Strategy's aim that we achieve 100% decent homes by 2010.

3. What we already know

3.1 Some facts about housing need in Barking and Dagenham

Barking and Dagenham is London's 7th most deprived Borough and has many unique characteristics in relation to its current housing stock and the opportunities which exist:

- Barking and Dagenham is at the heart of the Thames Gateway;
- In Barking Riverside (Barking Reach) and Thames View there is the capacity for 10-12,000 new homes over the next 20 years if new transport links are provided. In South Dagenham there is the potential for 5,000 homes over the next 20 years and in Barking Town Centre there is the potential for an additional 4,000 homes. In addition other opportunities exist in the Borough which means there is the potential for up to 25,000 additional homes over the next twenty years. Map X illustrates the locations of the main housing opportunities in the Borough;
- Barking and Dagenham is characterised by the lowest average house prices in London. Alongside the lowest house prices, Barking & Dagenham also has the lowest average incomes in London;
- 65 per cent of homes in Barking and Dagenham are in the private sector; and
- There is a current shortfall of 1994 affordable units per annum in Barking & Dagenham (2005 Housing Needs Survey).

Various parts of Barking and Dagenham (Abbey, Gascoigne & parts of Alibon and Parsloes wards – see map X) fall within the 10% of most deprived wards nationally. These wards are characterised by a relatively poor population with the lowest average incomes in London. Whilst there have been efforts to improve the Council housing stock in these wards (through the 'Shape Up for Homes programme') considerable problems remain, particularly in raising the standards of private sector homes.

Housing need

The Barking and Dagenham Housing Needs Survey (2005) contains a number of key messages relating to the future requirements for both affordable and market housing in Barking & Dagenham.

Overall the study estimates that there is currently a shortfall of affordable housing in the Borough of around 1,944 units per annum. The data suggested that this shortfall is most acute for smaller (one and two bedroom) properties. The shortfall is experienced across the whole of Barking & Dagenham and is not limited to certain areas. Analysis suggests that up to half of this need could theoretically be met by 'intermediate' housing, which costs more than social rent housing but less than second hand market housing.

Some 17.2% of all the Borough's households (11,812) include individuals who have special needs. The largest proportion of these (10.7% of all households) is people with physical disabilities. Households containing individuals with special needs are disproportionately made up of older people.

Some 22.6% of households in Barking and Dagenham contain older persons only, and a further 7.3% contain a mix of both older and other persons. The survey found that older person households do not contribute significantly to the overall need for affordable housing, but may well have a significant impact on the future of Council housing and the future demand for sheltered housing and adaptations.

The survey found that 72.4% of key worker households can afford market housing in the Borough. Of those that can't afford; intermediate housing options are affordable for 63.5%. Looking only at those key worker households who need or are likely to move in the next two years the study forecasts a worse affordability situation and a higher proportion who are only able to afford social rents.

3.2 Your views

During consultation on our Community Strategy you have told us that you see high quality housing as a key issue for economic and social well-being and wish to see attractive neighbourhoods which local people will want to live in and enjoy.

You have told us that you want to see a range of both affordable and aspirational high quality private and social housing that meets the needs of the community and that will contribute towards building sustainable communities.

In relation to the Barking Town Centre Interim Planning Guidance (adopted December 2004) you told us that the provision of adequate affordable housing was a key concern for you and that having high quality and attractive buildings was of paramount importance.

4. Issues and options

4.1 Meeting housing need and providing housing choice

The Government and the Greater London Authority (GLA) require us to plan for a range of house types and tenures. You have told us that delivering high quality housing to meet your needs is key issue for you. Our Housing Needs Study tells us that there is a significant shortfall of all sizes of accommodation and of affordable housing. The LDF will determine the type and mix of house sizes which we require in new developments.

The GLA's housing requirements study indicates that London-wide for the next 10 years, to meet both projected population growth and the backlog in unmet housing need, 30% of new provision should be 4 bedroom or larger; 38% should be 2 or 3 bedrooms and 32% should be 1 bedroom accommodation. For social housing, 41% needs to be 4 or more bedrooms.

We need to resolve the issue of which parts of the Borough are appropriate to locate an element of family sized accommodation. We know from our housing needs survey that much of the need for larger family accommodation (3, 4, 5 + bedrooms) is for areas which are close to the services available in town centres such as Barking or Dagenham Heathway. However often there is a view that family accommodation should be provided outside of town centre sites where more amenity space can be provided.

Question H1

Should the Council require a mix of house sizes which includes a proportion of family sized accommodation (3, 4, 5+ bedrooms) as part of:

- All new housing developments;
- Only in housing developments which are not in town centres;
- Town centre housing developments; or
- Town centre housing developments though only those which do not involve high rise development (6 storeys or more)?

In planning to meet the housing requirement needs for the whole community an important consideration is the amount and type of affordable housing which should be provided. In deciding upon an appropriate approach we must have regard to the London Plan requirement that 50 % of all new housing is affordable. In addition we must have regard to the London wide target that 70% of this affordable housing should be made available for social rent with the remaining 30% providing intermediate (e.g. shared ownership) forms of affordable housing.

Whilst having regard to these targets, the LDF will need to plan for the right type and amount of affordable housing to meet local needs. It will also be important to meet the Community Strategy objective of providing a mix of both high quality affordable housing as well as aspirational housing. Aspirational housing is high quality, market housing. Barking and Dagenham has high existing levels of public, social and affordable housing, much of which is concentrated in particular parts of the Borough (see map X). With future employment and occupation trends being expected to result in a fundamental shift in the profile of residents, an important issue will be to plan for a type of housing which can meet this demand and lead to mixed and balanced communities which contain a wide choice of house types and tenures.

It is also important that our affordable housing policy does not prevent development from occurring due to its effect on financial viability (e.g. in areas where land values are significantly lower due to land remediation costs). Furthermore our affordable housing policy must not prevent us from providing the necessary supporting social infrastructure (e.g. schools and doctors surgeries) that new housing developments in the Borough will require to lead to genuinely sustainable communities.

Question H2

We need to consider what type of affordable housing mix we seek in the Borough. Options which we would like to hear your views on include:

- Applying the London Plan targets on all sites where it is financially viable to do so; or
- Providing more shared ownership affordable housing (or accepting off site cash in lieu provision of affordable housing) in areas of the Borough where there is an existing high concentration of social rented accommodation (e.g. in Abbey & Gascoigne wards).

The latter option would still have regard to the London Plan targets at a Borough wide level but would seek to ensure at the local level that there is flexibility to widen the choice of housing that is available.

4.2 Deciding where to develop

In order to ensure there is sufficient land available to deliver the additional housing requirements set out in the London Plan and the Community Strategy we would like to hear your views about the types of land we should allow housing to be built on. We have already committed to building substantial amounts of new homes through realising the strategic regeneration opportunities that exist in the Borough at Barking Riverside, South Dagenham and Barking Town Centre (see map X). These opportunities can deliver over 20,000 homes.

There are also considerable opportunities elsewhere in the Borough. We are required by the Government to prioritise sites which have been previously developed. Within this context, we would like your views as to which types of sites we should prioritise.

Question H3

What are your views on the following options for providing additional housing in Barking and Dagenham? Should we allow?

- Mixed use high density redevelopment on sites within or close to town centres;
- Renewal and intensification of existing housing estates;
- Release of redundant employment land for housing;
- Release of land within the Green Belt providing that it no longer contributes to the purposes of the Green Belt (e.g. land which has fallen into non conforming uses such as car breaker's yards);
- The conversion of redundant office accommodation;
- Maximising the potential for new housing on sites close to good public transport links;
- Mixed use redevelopment of community/leisure/cultural facilities (any redevelopment would be required to provide or retain the community, leisure and cultural facilities)?

If you wish to you may explain the reasoning behind your choices.

Question H4

Are you aware of any land which you believe would make a good site for housing development?

Please give us details.

4.3 Making more efficient use of land

An increased number of homes can be achieved by building more houses on sites where there is good (current or planned) access to public transport. This will avoid

the wasteful use of land. The Mayor of London will expect new developments in Barking and Dagenham to achieve densities of as much as 275 homes in a hectare on sites that are within 10 minutes walking distance of a town centre. This is considerably higher than the densities we have previously developed at in Barking and Dagenham. The average density for new developments in Barking and Dagenham between 2000 and 2003 was 51 homes in a hectare.

The LDF will determine which parts of the Borough are suitable for building housing at higher densities in line with London Plan policies. We would like to hear your views about the appropriateness of building housing at higher densities in Barking & Dagenham.

Question H5

Which of the following parts of the Borough should be considered suitable for providing housing at higher densities?

- Strategic regeneration sites (Barking Riverside, South Dagenham and Barking Town Centre);
- Sites with good public transport links and local services within a 10 minute walk (e.g. Barking Town Centre, Dagenham Heathway District Centre and Chadwell Heath District Centres);
- Sites within existing residential areas; or
- Sites which lie outside of a 10 minute walk from the nearest town centre and do not form part of an existing residential area?

4.4 High quality design standards for housing

Quality of design is an important factor in attracting new investors, residents and visitors. Good design principles should be applied in new housing developments in all areas of the Borough.

Question H6

One approach we could take is to prevent housing developments which fail to meet good design standards. Good design standards include:

- High standards in the design, architecture and construction of all new homes (both affordable and aspirational) and the public realm;
- Buildings which are interesting to look at, integrated with the surrounding area and are on an appropriate scale for the locality. Larger buildings for example should never offer long, blank frontages, without windows or doors; and
- A public realm designed for different uses, day and night, throughout the week, which “designs out” crime by encouraging active use and providing natural surveillance.

Do you agree with this approach?

We have a Housing Futures Strategy which sets out how we will achieve the Government’s decent homes target and meet tenants’ and leaseholders’ aspirations. The strategy sets out how we can improve our housing stock. This can be done by:

- Direct spending on our own stock;
- Large scale regeneration of worn out 1960s estates; and
- Partnership with the private sector in Private Finance Initiatives to invest in the remaining high rise homes.

The LDF can help deliver this strategy by including policies which insist on rebuilding neighbourhoods and estates in which residents will be within walking distance of key amenities, such as shops and community facilities, and public transport links that connect quickly, cheaply and directly to major centres.

4.5 Creating sustainable communities

The LDF can also include policies to insist that new housing development leads to genuinely sustainable communities by making provision (either physically or through financial contributions) for:

- Improving education and services for children and young people, so as to give young people the best possible start in life;
- Facilities and training programmes which raise the skills of adult residents, so that local people can compete for better paid more fulfilling jobs and have better life opportunities;
- Ensuring that new social infrastructure is built, as well as renewing the social infrastructure already located in existing communities;
- Improving public transport to ensure that employment and leisure opportunities in the Borough are accessible;
- The creation of a quality public realm designed for different uses, day and night, throughout the week, which “designs out” crime; and
- Improvements to our parks and public spaces to make them destinations in their own right and the creation of green corridors in the borough’s most urban areas.

This is discussed further in Issues and Options Paper 1: Vision for planning our Borough, which asks what our priorities for development contributions should be.

5. Other comments

We have raised some of the big housing issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. Housing policy references

National

- Planning Policy Guidance 3 (PPG 3): Housing
- National Statistics 2001 Census

Regional

- The London Plan, February 2004

Local

- Barking & Dagenham Housing Strategy 2003-2006
- Barking & Dagenham: An Urban Renaissance in East London
- Vision for the Borough 2020/Report of the Vision for the Borough Policy Commission May 2004
- Safer Communities: Barking & Dagenham Crime and Disorder Strategy
- Local Neighbourhood Renewal Strategy 2001-2004, Barking & Dagenham Partnership
- Housing Futures Strategy
- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham

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Issues and Options Paper 6: Employment

Maintaining and improving the economic well-being of the Borough is important. A thriving economy will help create a better quality of life. Barking and Dagenham has a proud history of manufacturing, specifically with Ford Motor Company. Whilst the closure of Ford's vehicle manufacture operations and replacement with a new diesel engine plant reduced employment levels, manufacturing still employs a far larger proportion of the workforce in Barking and Dagenham than in London or the UK as a whole. Currently 21.4 % of the workforce is engaged in manufacturing, compared with 6% in London and 13% nationally.

As heavy industry has continued to shrink, a range of lower density manufacturing, transport, storage and communication operations have moved into the Borough. The southern part of the Borough in particular is recognised as a good location for employment due to its existing road links. There are also other important employment locations in the northern part of the Borough providing access to jobs for residents.

Whilst there is the continued presence of large nationally recognised employers such as Ford and Sanofi Aventis, the majority of jobs in Barking and Dagenham are now provided by Small and Medium Enterprises (SME's), with an average workforce of 17 employees per company.

The challenge now is to create a vibrant local economy through supporting business growth, retention and competitiveness, ensuring that businesses are able to find the sites, training and advice that they need to thrive within our Borough.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

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9. Your neighbourhood

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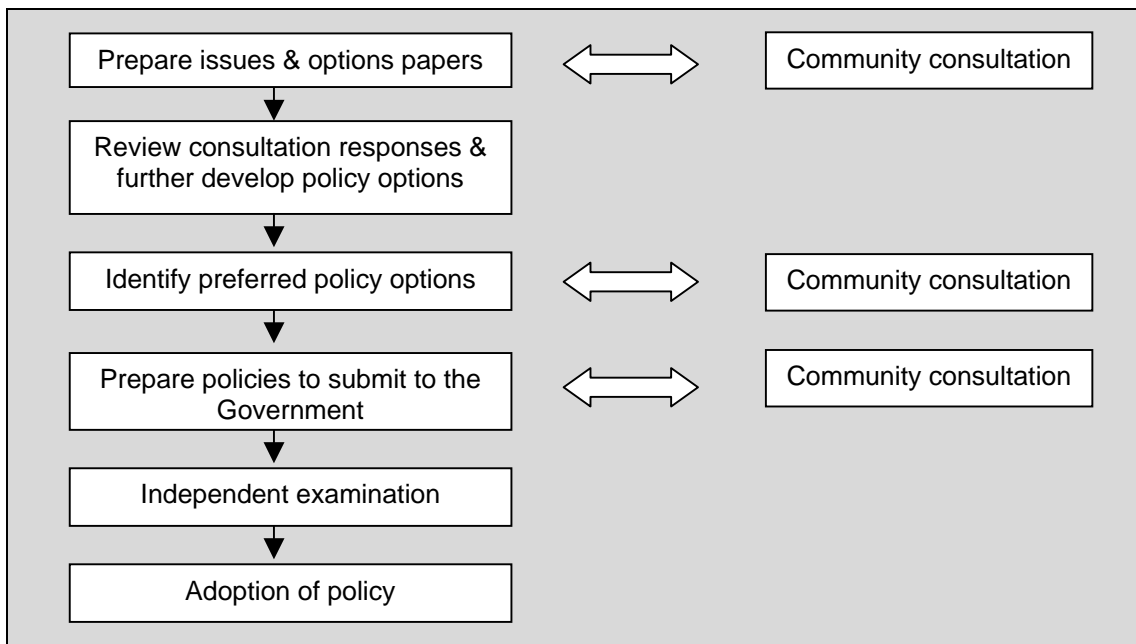


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to employment, the LDF can assist in achieving our goals by:

- Safeguarding and enhancing employment opportunities within the Borough available for local residents;
- Encouraging high technology manufacturing and environmental technology development on key sites within the Borough;
- Promoting a compatible mix of uses within our identified employment areas (i.e. ensuring a genuine range of employment opportunities and types exist within employment areas);

- Identifying opportunities for the creation of affordable and/or managed workspace for small and medium enterprises;
- Encouraging provision of a varied stock of employment space to meet various business needs;
- Identifying cultural quarters where creative industries will be supported;
- Encouraging the use of the Borough's river wharves for river transport and appropriate employment uses; and
- Using local labour agreements to ensure that local jobs are provided by major new development.

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. The LDF should take account of the principles and characteristics of existing policies and strategies.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that planning for employment growth in the Borough can help deliver the following community priorities:

- **Regenerating the Local Economy**
Through creating and safeguarding a range of employment opportunities in the Borough we can increase the opportunities for employment of local people.
- **Promoting Equal Opportunities and Celebrating Diversity**
Through promoting the role and opportunities for small and medium sized enterprises in the Borough, a wider range of job opportunities to meet the needs of a diverse population can be provided.
- **Making Barking and Dagenham Cleaner, Greener and Safer**
We can achieve a reduction in air pollution through encouraging environmentally friendly industries and high technology manufacturing jobs.
- **Better Learning and Education for all**
Through requiring major new developments to contribute towards adult learning/local labour and construction programmes to raise the general skills level in the Borough.

In producing this paper we have also looked at important national, regional and local employment policies and strategies. We have provided a list of these documents at the end of this paper. In particular the Borough's Economic Development Strategy was adopted in 2004 and sets out a clear vision and action plan which the LDF will look to build upon and support.

These policies and strategies have helped us to identify key issues we have to take account of when planning for employment growth in the Borough. These issues are:

- **Providing enough employment land to ensure choice, flexibility and competition**
We should plan to provide enough employment land for enterprise and investment, whilst affording effective environmental protection.
- **Providing for a range of businesses**
We should ensure provision for a full range of businesses. Equal consideration needs to be given to the size and range of units and to the amount and location of land. In addition recognising the need to restrict the over proliferation of certain

types of industries (e.g. logistics) at the expense of others is important – in essence planning for a true mix of employment opportunities.

- **Promotion and management of Strategic Employment Locations (SEL's) and locally significant industrial sites.**

We should identify and protect SEL's and should protect locally important, viable industrial sites (not identified as SEL's) after testing them in the light of evidence of local and strategic demand.

- **Managed release of under performing or derelict employment land**

We should devise criteria-based policies in order to manage the release or partial release from, or where appropriate the retention in industrial use, of those industrial sites outside of SEL's or locally significant industrial sites.

- **Providing for affordable workspace**

We need to consider how to meet the strong demand for cost effective employment space. There is a growing demand in Barking and Dagenham for affordable, flexible and small scale employment units.

- **Encouraging emerging growth sectors**

We should support clusters of activity in appropriate locations (e.g. cultural and tourism related activities). For example through providing opportunities and safeguarding land for high technology environmental industries in Dagenham Dock or through the designation of creative industry quarters.

- **Using local labour agreements to ensure that local jobs are provided by major new development.**

We should seek to enter into legal agreements with major developers in the Borough, to ensure that local jobs are provided by new development both during construction and operation.

3. What we are already doing and what we already know

3.1 Industrial and employment land review

Currently there are several areas of protected employment land designated by the Unitary Development Plan (UDP, adopted 1995) – refer to Map X. An employment land review will be carried out to help us allocate sites for employment use within the LDF. This review will help identify the best employment sites to be protected, identify under performing employment sites to be released for other purposes and consider the overall quantity of employment land to be safeguarded taking into account demand issues and regeneration and economic development programmes.

There has already been a review of industrial land in the London Riverside area. This highlighted the fact that demand for B8 (Storage & Distribution) premises has exceeded demand for B2 (General Industry) premises in the past ten years. The study also identified that there is demand for manufacturing premises in the area, but many manufacturing businesses experience difficulty competing on price with other land uses, particularly storage and distribution uses.

The study recommends that future land use policy should protect non distribution industrial uses by making a clear distinction between sites allocated for industrial and related activities (i.e. principally B2 use classes), sites allocated for distribution (B8 use class), and sites with a general industry and distribution designation (B2/B8). Sites could be prioritised depending upon the likelihood of long term vacancy.

Barking and Dagenham has been identified as one of 88 areas eligible for funding from the Local Enterprise Growth Initiative (LEGI) to support enterprising activity and

the creation of sustainable communities. We are currently producing an Enterprise Plan which will consider the best ways to secure local economic growth and support future LDF policies encouraging the growth of enterprises.

3.2 Dagenham Dock (Map X)

We have agreed a vision to create a flagship development for the new industries responding to the “environmental imperative” and to capture part of the huge European market for green business at Dagenham Dock. It will be necessary to limit (through the LDF), logistics operations in the area and identify all of the Dagenham Dock area as Strategic Employment Land.

3.3 South Dagenham (Map X)

Currently, the South Dagenham area is designated for employment purposes, however as a result of the restructuring of Ford; it represents one of the largest opportunities for urban renewal anywhere in Europe. We have agreed a vision to create a new heart for Dagenham based on 21st Century principles of sustainable development. This will involve a significant release of previously industrial land for housing.

3.4 Creative industries quarter in Barking Town Centre (Map X)

We have agreed guidance for Barking Town Centre which includes provision for a ‘creative industries complex’ based around the historic Malthouse and Ice House buildings in an area within the Town Centre, south of the Town Quay. The uses will include workshop space, studios, live-work units, art galleries and exhibition space.

3.5 Fresh Wharf (Map X)

We have agreed planning guidance for Barking Town Centre which sets out that the area of land, known as Fresh Wharf, is suitable for a mix of uses, including high density residential development. New business units have been developed on part of the site. The remaining land is designated in the UDP for employment purposes. The planning guidance for Barking Town Centre sets out that this approach is acceptable given the proximity of the site to the town centre to maximise access to public transport and its ability to complement other residential and mixed use development opportunities which exist in the immediate area.

4. Issues and options

4.1 Providing enough employment land to ensure choice, flexibility and competition.

It is important that we make an informed assessment of how much industrial and employment land we should designate in the LDF. This process will in part be informed by the employment land review which is currently being undertaken. The London Plan indicates that 249,000 additional jobs will be created in East London and some of these jobs will need to be accommodated in Barking and Dagenham. In addition many businesses which need to relocate (from London Borough of Newham) as a result of the successful Olympic bid will place further demands on the employment land within the Borough.

We therefore have a broad knowledge of the pattern of demand for employment land in the Borough. The main choices relate to the extent to which vacant industrial land should be released for other uses (e.g. housing or mixed use development) and also the potential for relocating current employment uses to alternative more suitable (and vacant) sites.

Given a prevailing picture of strong demand for employment uses in the Borough – one of the East Sub Region’s strongest performers - and the continued locational advantages offered by designated industrial locations such as the River Road employment area and Dagenham Dock, there is a strong argument that the LDF should not release significant further amounts of employment land other than the commitments already made in relation to Fresh Wharf and South Dagenham. This issue will be further informed by the employment land review; however it is important to gain your views in relation to the principle of the release of employment land.

Question E1

Should we actively consider the further release of designated employment land for other uses (e.g. housing) in addition to existing commitments relating to the release of designated employment land at South Dagenham and the Fresh Wharf estate?

One option may be to consider the partial release of designated employment sites for other uses. This would be on the condition that the remaining part of the site can be redeveloped to provide a greater intensity of use and therefore not lead to a net loss of employment on the site. In addition the proposed uses would need to be suitable and complementary to the existing employment use as well as to neighbouring uses.

Question E2

Should the partial release of designated employment sites for other uses be considered where it can be demonstrated that the remaining part of the site can be redeveloped to provide a greater intensity of employment use (resulting in no net loss of employment)?

Question E3

In relation to redevelopment or change of use of employment sites outside of designated employment land, should the LDF contain criteria detailing evidence necessary for a change of use from employment to other uses? Criteria may include:

- Location of the site and surrounding land uses;
- Specifying a minimum time period that a site has been unused and marketed for a range of employment uses;
- Evidence that the site has been actively marketed for employment purposes;
- Consideration of any loss of jobs;
- Consideration of whether an alternative, more suitable site is available locally; and
- The contribution which a proposal can make to the Borough’s regeneration objectives.

You may wish to comment on the proposed criteria and/or suggest alternatives and additions.

In relation to land which is designated in the LDF as employment land, it will be possible to rank the status of different employment areas according to the type and importance of employment which is provided. Land could be identified as ‘Strategic Employment Land’, ‘Locally Important Employment Land’ and ‘Other Employment Land’. Strategic Employment Land would be accorded the greatest amount of protection. For example, the whole of the Dagenham Dock area could be identified as Strategic Employment Land to reflect and promote its status as a flagship development for environmental industries.

Question E4

Should designated employment land be ranked according to its status in relation to the type and importance of the employment which is provided or planned to be provided?

4.2 Providing for a range of businesses and an adequate supply of affordable workspace.

As well as the issue of the amount of employment land to be provided, equally it is important that we provide for a full range of businesses in the Borough and in particular make sure that we cater for SME's (which provide an increasing proportion of jobs in the Borough). It is vital that such firms are not priced out of the Borough and therefore it will be necessary to include policies which prevent the over proliferation of certain types of industries which could lead to the effect of pricing out businesses from other sectors.

The industrial land review has indicated that there is a particular problem with storage and distribution premises exceeding demand for general industry premises leading to the latter often being priced out of many sites within the Borough. Whilst it is clear that there are parts of the Borough (e.g. alongside the A13) that have distinct locational advantages for storage and distribution uses it is also clear that a wider range of jobs must be available to local people. One approach to achieve this latter objective is to allocate some employment land within the Borough for specific uses (e.g. for general industry (B2 Use)). Whilst this approach may be appropriate in parts of the Borough where there is strong demand for other uses, (e.g. north of the A13 or in the Dagenham Dock area), it will be necessary to retain a flexible approach in other parts of the Borough.

Question E5

Should the amount of employment land available for occupation by storage and distribution uses be restricted through allocating land directly for other employment uses?

Question E6

Should the restriction of storage and distribution uses be applied to specific parts of the Borough, or should it be applied more widely?

In addition, we also need to consider ways in which to promote SME's in the Borough. Of particular importance is the need to provide a range of flexible accommodation and smaller workshop space. It will also be necessary to ensure that such accommodation is affordable to local businesses. The affordability of employment accommodation has been identified as a key barrier to the growth of local SME's within the Borough and no doubt is a reason behind the low level of business start ups in the Borough. This issue will form a key part of the Borough's Enterprise Plan.

Question E7

We need to increase the amount of affordable, flexible workspace accommodation within the Borough. Options for your consideration include:

- Requiring developers to contribute smaller affordable workspaces on large development applications (this may be achieved through the use of legal agreements and where appropriate this provision could be off-site);
- Requiring proposals on sites which currently contain affordable workspaces to continue to supply the same proportion of affordable workspaces in any redevelopment scheme; and
- Allowing the partial release of employment land for other uses, providing that the remaining employment land provides a greater intensity of activity (leading to no net loss of jobs) and a proportion of affordable workspace.

4.3 Encouraging emerging growth sectors

Alongside financial, business and people services, the Mayor's London Plan identifies creative and cultural industries and Information and Communication Technologies (ICTs) as new drivers of growth. In addition it is expected that businesses specialising in environmental ('green') technology will move to the centre of London's economy.

We have responded to this agenda with a vision to ensure that Dagenham Dock becomes a flagship development for the new environmental industries, and also through the commitment to a creative industries complex within Barking Town Centre.

Question E8

Should the LDF strengthen the role of emerging growth sectors by identifying clearly opportunities for such sectors and safeguarding sites for specific uses where appropriate?

The 'knowledge and information' economy is expected to grow. Office development can contribute to a diversified economic base in the Borough. The LDF should support new office development where it can be demonstrated that there is demand and that the transport infrastructure can support this.

Question E9

Should the preferred location for new office development be restricted to town centres, or should a more flexible approach be adopted?

4.4 Local labour agreements

A key ambition for us is to ensure that local people can gain access to new jobs created in Barking and Dagenham. To this end we have agreed guidance relating to local labour planning obligations. Local labour planning obligations are made between the Local Planning Authority and a developer to maximise the benefit from development proposals for local residents, either through:

- Enabling local people to access jobs created in the construction and/or end-use phases of developments; or
- Securing contributions from developers towards the costs of training local people where skills-gaps exist between the new jobs being created and the qualifications of local residents.

4.5 Site allocation

We are keen to receive the views of the local community and stakeholders (including developers, land owners and local businesses) in relation to the principles, set out above, for the designation of employment land. However we are also keen to hear from you if you have any views about specific sites within in the Borough.

Question E10

Do you have any comments about the designation of current employment sites within the Borough, or sites which you would suggest should be allocated for employment use or indeed a particular employment use?

If yes, please provide details.

5. Other comments

We have raised some of the big employment issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. Employment policy references

National policy

- Planning Policy Guidance 4: Industrial, commercial development and small firms

Regional policy

- The London Plan 2004
- Safeguarded Wharves on the River Thames - London Plan Implementation Report, January 2005
- Draft Supplementary Planning Guidance –Industrial Capacity, Greater London Authority (September 2003)

Local policy

- Building Communities, Transforming Lives, A Community Strategy for Barking & Dagenham
- Economic Development in Barking & Dagenham – Economic Development Strategy
- London Borough of Barking and Dagenham Planning Advice Note No.2 - Local Labour and Local Business Agreements (draft at time of writing)
- Vision for Borough 2020/Report of the Vision for the Borough Policy Commission 2004
- Barking & Dagenham: An Urban Renaissance in East London
- Dagenham Dock: Interim Planning Guidance for a Sustainable Industrial Park

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Issues and Options Paper 7: Town centres and retail issues

Town centres are crucial to the social, economic and environmental well being of the Borough. The role and function of town centres must meet the needs of our diverse community, help to reduce social exclusion and create economic opportunities for everybody. They also provide a sense of place and community which can help in fostering local identity. The main functions of town centres are:

- To provide a retail centre;
- To provide areas for leisure and employment;
- To provide opportunities for places to live;
- To provide important public spaces and civic areas;
- To provide an administrative centre; and
- To provide a concentration of uses that cater for the evening economy.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection, transport improvements, and waste disposal and management.

This document is about town centres and retail issues. We need to consider a range of issues relating to the purpose of our town centres, the provision of new shops within the Borough, and the treatment of existing town centres.

This document is one of nine issues and options papers. The issues and options papers are:

- | | |
|------------------------------------|-----------------------------------|
| 1. Vision for planning our Borough | 6. Employment |
| 2. Site allocation | 7. Town centres and retail issues |
| 3. Environment | 8. Transport |
| 4. Community | 9. Your neighbourhood |
| 5. Housing | |

Their purpose is to set out the major planning issues confronting the Borough and get your views. We will use what you tell us to help identify preferred options for the future planning of the Borough.

We also have available a summary document called “Local Development Framework Summary of Issues and Options Papers” which includes a very brief description of the key planning issues and the complete set of questions from all nine issues and options papers.

Figure 1 shows the steps we take to prepare planning policies and when we will seek your views.

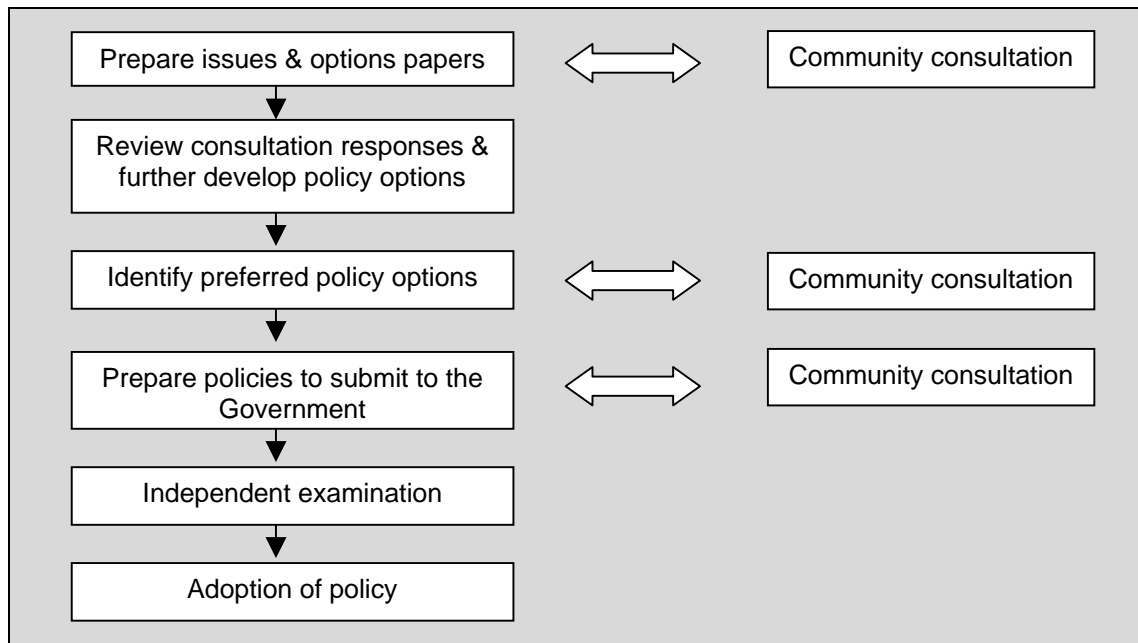


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of the work we are doing will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to town centres, the LDF can assist in achieving our goals by:

- Establishing a hierarchy of town centres;
- Providing a concentration of uses within town centres, including retail, community and employment uses;
- Improving the quality of the Borough’s environment by encouraging sustainable use of resources, and
- Enhancing community safety through appropriate location and design of development.

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. These are listed in the reference section at the end of this paper. The LDF should take account of the principles and characteristics of existing policies and strategies.

2.1 Community Strategy

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that better town centre and retail planning in the Borough can help to deliver the following community priorities:

- **Making Barking and Dagenham Cleaner, Greener and Safer**
Well designed town centres can make people feel safer in the borough and present a tidier more attractive borough.
- **Regenerating the Local Economy**
For local people to benefit from major regeneration projects we need to ensure that our shops are tenanted and that our centres provide for the needs of the community.
- **Raising general pride in the Borough**
Attractive town centres will make people want to live and shop in our borough.

2.2 Government guidance and sustainable communities

Both the government and the Mayor of London have stated that we need to work towards creating sustainable communities. We must make sure that the LDF meets the needs of people in our Borough as well as taking account of the policies set for us by the Mayor of London and the government.

Healthy and vibrant town centres are considered essential in building sustainable communities. A healthy town centre ensures that everyone can access shops and services, that our towns centres remain attractive to existing and new residents and businesses, and that the need to travel by car to access services is minimised.

The Government and Mayor of London encourage new retail developments to be located in town centres and discourage out of centre developments. They seek to focus development in locations accessible by different means of transport and believe that new development in existing centres must be appropriate to serve the function of the centres. Retail uses should be in primary shopping centre or edge of centre locations (within 300 metres of the primary shopping centre). Other forms of commercial development should be located within the wider town centre area, away from the primary shopping centre.

Government guidance also states that local planning authorities should encourage diversification of uses in the town centre as a whole, and ensure that tourism, leisure and cultural activities, which appeal to a wide range of age and social groups, are dispersed throughout the centre. Subject to other planning considerations, residential or office development should be encouraged as appropriate uses above ground floor retail, leisure or other facilities within centres.

Where existing centres are in decline, they can be assessed to see if there is scope for consolidation to strengthen these areas by seeking to focus on a wider range of services and promoting diversification of uses.

Local centres can be strengthened by seeking to ensure that there is a range of facilities in local centres, consistent with the scale and function of the centre, to meet people's day-to-day needs, particularly in deprived areas.

New centres should be designated through the plan-making process where the need for them has been established, such as in areas of significant growth, or where there are deficiencies in the existing network of centres.

Mixed use policy

Government guidance encourages the introduction of a mix of uses, including housing, which can stimulate the evening and weekend economy, and prevent 'dead' office zones.

Vibrant and attractive mixed-use environments in town centres can be achieved by emphasis on managing and enabling the mix of uses and activities on an area basis over time, rather than on the pursuit of discrete mixed-use schemes on individual sites. However mixed uses need to be moderated against the negative impact of anti-social entertainment uses on residents.

To make a more efficient use of the land and buildings in our town centres we can encourage a mix of complementary uses. These could be retail, employment, cultural, community and residential uses. The areas likely to be considered for mixed use are offices and underused space above shops.

Current local planning policies on town centres

Our existing policies seek to protect employment land and encourage development within existing centres and new district centres as part of the redevelopment of Barking Riverside.

Our policies state we must restrict the number of 'non-retail' uses permissible within individual retail parades. This will ensure that we do not undermine the vitality and viability of existing shopping areas. We should also improve environmental conditions for shoppers and ensure that town centres provide a full range of shopping and other appropriate facilities to meet the needs of all residents.

3. Types of centres and their characteristics

The London Plan sets out that across London there are five broad types of town centres. These are international, metropolitan, major, district and local centres. Following this hierarchy Barking is considered to be a major centre and Chadwell Heath and Dagenham Heathway are district centres. Within the Borough we have a number of local centres which we refer to as local centres and parades.

Major centres are important as they are usually the focus for office employment, with a large range and volume of shops, major transport interchanges and a concentration of public facilities. Barking Town Centre exhibits all of these features.

District centres have similar features to major centres, although they are usually smaller than major centres. Local centres and parades are groups of shops, which provide for everyday shopping needs. They are usually located within predominantly residential areas. Some of our local centres are; The Merry Fiddlers, Goresbrook Road / Chequers Parade, Broad Street and Marks Gate Shops. All of the local centres in our Borough are shown on map x.

Examples of the local parades within our Borough are; Five Elms, Tanner Street, Movers Lane and Fanshaw Avenue. All of the local parades in our Borough are shown on map y.

4. What we already doing and what we already know

4.1 Barking Town Centre

Interim Planning Guidance for Barking Town Centre has recently been agreed which provides guidance on the future uses and development in the town centre. The document identifies key areas within the town centre that are either likely to experience change and/or areas the Council wants to promote and guide change in.

4.2 Dagenham Heathway

A Dagenham Heathway Regeneration Strategy has also recently been agreed which contains proposals to regenerate the Heathway area through improved retail provision, including the re-introduction of a major supermarket retailer, new high density housing and an environmental improvement programme to enhance the public realm in the area. A key factor in this strategy will be improving links between transport stops and routes.

4.3 Your views

We realise that you have already told us a lot about what is important to you.

Recent consultation on Barking Town Centre identified that:

- People consider they will benefit from regeneration of town centres;
- Most people support the concept of a night-time economy around Barking Station, however more work is needed to ensure the uses are balanced;
- People are concerned about the lack of control on the provision of food and drink uses within the town centre;
- People would like more modern architecture, quality design and interesting materials; and
- The community expressed the desire to ensure all people can move around the town centre easily and safely.

5. Issues and options

5.1 Making sure people use our town centres

We need to meet the needs of retailers in a way that ensures that our existing town centres remain viable and in a way that ensures that our residents have a choice in what they can buy and where they can shop.

People have a greater mobility than ever before and people have become ever more willing to travel further to do their shopping. This is advantageous to larger centres, where the wide range of shops and services can attract people from far a field. However it can lead to people choosing to shop in Romford, Lakeside, Bluewater and the West End rather than in their local centres. We need to ensure that our town centre shops provide what is needed and wanted in the community.

Question R1

How can we make our town centres more attractive so people choose to shop in our town centres instead of travelling out of the Borough to other shopping centres?

5.2 Healthy town centres

The government has identified key indicators for measuring vitality and viability. These are:

- The diversity of main town centre uses (by number, type and amount of floor space);
- The amount of retail, leisure and office floor space in the edge-of-centre and out-of-centre locations;
- The potential of the growth in our centres;
- The number of different retailers;
- Shopping rents;
- Proportion of vacant street level property;
- Commercial yields on non-domestic property;
- Pedestrian flows;
- Accessibility;
- Customer and residents' views and behaviour;
- Perception of safety and occurrence of crime; and
- The state of the town centres' environmental quality.

We know that the closure of sub-post offices has had and will continue to have a detrimental effect on the viability of some shops and shopping parades. In these areas there is a reduction in the draw of certain shops and parades thereby reducing the amount of money spent in the shops and thus affecting viability of certain shops and parades.

Where we know that there are centres in decline we may need to access the scope for consolidating and strengthening those centres. This can be done by seeking to focus on a wider range of services, promote diversification and improvements to the environment. We may also be able to make better use of existing land and buildings by promoting and developing a specialist or new role and encouraging specific types of uses in some centres.

Question R2

What do you think we should do to reduce the level of vacant shops in our town centres?

Do you think we should allow more non-retail uses and:

- Allow more community uses;
- Allow more office uses;
- Contract shopping parades where they are under performing; or
- Allow housing developments?

Question R3

Do you think that there is there adequate provision of shops within the Borough? If you think new shops are needed, where do you think they should be located?

5.3 Quality and design in town centres

The quality of buildings and spaces in town centres is important to retaining their attractiveness to users. The design of streets, buildings, shop fronts, signage, street furniture and public art can all have an impact on the quality of the town centre experience. Planning policies can help to ensure that new developments and advertisements add to the quality of town and district centres. Initiatives such as

traffic management, pedestrianisation, car parking strategies, trees, landscaping and public art can all influence the quality of and benefit town centres.

We want to create vibrant areas to enhance the public realm, make sure our centres are accessible and incorporate features to design out crime.

Question R4

Should the LDF contain guidance and restrictions on the quality of shop fronts? If so, what should this guidance include?

Question R5

Are there any specific design features you would like to see added to our town centres?

5.4 Floor space

A retail and leisure capacity study was produced in December 2004. This identified that Barking Town Centre contains 260 retail and service units with approximately 64,844m² of retail floor space. Our current Unitary Development Plan (UDP) establishes the need for additional floor space to be accommodated within existing centres as well as within the development of Barking Riverside.

The capacity study looked at two scenarios for growth in floor space for both convenience and comparison goods. Convenience goods are items such as food, alcohol, newspapers and non-durable household goods. Comparison goods are things such as clothing, household appliances, jewellery, recreational and luxury goods.

The two scenarios are;

- Scenario 1 – this assumes no change in the market shares of available expenditure in our Borough.
- Scenario 2 - this assumes new retail development to support new communities at Barking Town Centre, Barking Riverside and South Dagenham.

Non-central includes floor space in the having part of the riverside development.

Scenario / Goods / Location	2006 (m² net)	2011 (m² net)	2016 (m² net)	2025 (m² net)
Convenience Goods:				
Scenario 1:				
Barking Town Centre	-200	450	1,350	2,700
Dagenham Heathway	500	700	1,000	1,400
Non-central	5,450	7,100	9,200	12,200
Total Scenario 1	5,950	8,250	11,550	16,300
Scenario 2:				
Barking Town Centre	500	300	1,000	2,100
Dagenham Heathway	1,300	1,100	1,400	1,800
Non-central	5,200	8,600	11,150	14,650
Total Scenario 2	7,000	10,000	13,550	18,550

Comparison Goods:				
Scenario 1:				
Barking Town Centre	-2,200	3,350	11,450	27,000
Dagenham Heathway	550	2,450	5,100	9,750
Non-central	-15,150	-9,550	-2,050	11,800
Total Scenario 1	-16,800	-3,750	14,500	48,550
Scenario 2:				
Barking Town Centre	-2,200	6,400	15,350	32,500
Dagenham Heathway	550	2,450	5,100	9,750
Non-central	-6,750	2,600	10,250	21,400
Total Scenario 2	-8,400	11,450	30,700	63,650

5.5 New centres

With new development and in the context of regeneration taking place within our Borough, there will be opportunities for new town centres to be developed. We will have to carefully consider what impact new development will have on our existing town centres and consider the scale of new shops that will be needed to serve any new areas of housing which are proposed.

Government guidance proposes that new centres should be designated where the need for them has been established, such as in areas of significant growth, or where there are deficiencies in the existing network of centres. The provision of a district centre, as well as additional local centres within the Barking Riverside area has policy support in both our current UDP and the much more recent London Plan. There will be a need to create a new centre to serve the growing population of this area, and it will have to provide shopping and other facilities and non retail services such as banks, building societies and restaurants.

There is also potential for a new local or district centre at Chequers Corner to complement new development at South Dagenham. However we need to consider if the establishment of a new centre could have an adverse impact on our established centres such as Dagenham Heathway.

Question R6

Should we reinforce our existing town centre network, including commitments for Barking Riverside or consider revising this to include additional centres in other locations within the Borough (e.g. Chequers Corner)?

5.6 Retail parks and retail warehousing

In addition to our town and district centres and local parades, we have we also have two retail parks. Our retail parks are Merriellands Retail Park in Dagenham and Abby Retail Park in Barking. These are shown on map x.

The types of tenants that are located in these parks include supermarkets, home furnishing stores, interior decorating stores and DIY stores.

Retail parks usually exist as out of centre development or developments that are on the fringe of town centres, such as Abbey Retail Park.

Question R7

In relation to retail parks, should we allow only retail uses in these areas or should we consider a more flexible approach?

Question R8

Regarding the size and location of retail parks – should we

- Allow new retail parks; or
- Allow expansion of the existing retail parks?

5.7 Uses in town centres

Our Interim planning guidance for Barking Town Centre identifies that the council envisages new development to intensify the urban nature of the town centre and increase the mix of uses within the town centre. Housing above shops will be encouraged to inject a residential balance to the retail focus and to take advantage of the prime access to public transport and services.

The guidance also identifies that new development should at most times incorporate ground floor active street frontages and office and residential uses above, although innovative approaches to achieving a successful mix will be encouraged.

By providing a mix of uses in town centres including residential, leisure, cultural and eating and drinking uses the town centres can be alive for a greater proportion of the time. This can have benefits of increased security and social interaction.

Currently we have some restrictions on the amount of non-retail uses allowed in some areas. In the prime shopping area of Barking Town Centre a maximum of 15% of the measured frontage can be occupied by non-retail uses. In the secondary shopping area, there are areas that are restricted to a maximum 30% non-retail uses and other areas that have no restrictions. The primary and secondary shopping areas of Barking Town centre are shown on map x.

In Dagenham Heathway there are areas restricted to a maximum of 15% non-retail uses and a small area with no restrictions. In Chadwell heath there are areas with no restrictions as well as areas with a maximum of 30% and 60% non-retail uses allowed.

The majority of local centres have a restriction of 30% of non-retail uses allowed.

Question R9

Currently we have some restrictions on the amount of non-retail uses allowed in some areas. These restrictions limit the non-retail uses to a maximum of 15%, 30% or 60%.

To improve the health of our town centres, do you think that the current levels of non-retail use are sufficient or should we allow more flexibility in the amount of non-retail uses allowed?

In relation to non-retail uses in town centres, we need your thoughts about the different types of uses we should allow in our town centres.

Our town and district centres should be places for people of all ages. A variety of people should be attracted to town centres to both live and participate in different activities to make more vibrant places. Whilst shops are fundamentally important to

town centres, other uses such as museums, art galleries, children's play areas, religious meeting places, leisure facilities and good quality parks and gardens all provide uses that attract a diverse range of people of all ages. Leisure facilities that provide entertainment during the evening and at weekends are particularly important in town centres.

Question R10

Should we encourage a greater variety of uses in fringe areas, central areas or all areas of town centres?

Question R11

Should a greater emphasis be placed on leisure and cultural facilities in town centres (including more facilities for young people and play equipment for children)?

Question R12

Is there a need to restrict the level of pubs, restaurants and takeaways in the town and district centres?

Question R13

Do you think there is a need to restrict the level of any other particular uses within town centres?

5.8 Police shop units

The Metropolitan Police Service has identified that they have a requirement for police 'shop' units within key retail frontages in town centres. These would typically be shop units which house police front office functions to provide the public with a readily accessible and visible police presence in the 'high street'. This may also provide an additional benefit of security from the police presence in the town centre. The police service have identified that they believe that a typical unit would require approximately 100m².

Question R14

Do you think that police 'shops' should be promoted in retail parades?

Question R15

Where do you think the best place would be for them to be located?

5.9 Markets

Street and covered markets can make a valuable contribution to local choice and diversity in shopping as well as the vitality to town centres.

Question R16

Do you think that changes should be made to our existing markets? What sorts of changes?

5.10 Night time economy

Town centres have a number of roles including shopping, entertainment and employment and often there is range of activity both during the daytime and during the evening. Types of uses that might help support the evening economy are likely to be leisure and entertainment based, such as bingo, restaurants and pubs.

Government guidance states that local planning authorities should prepare planning policies to help manage the evening and night time economy in appropriate centres. These policies should encourage a range of complementary evening and night time economy uses which appeal to a wide range of age and social groups, ensuring that provision is made where appropriate for a range of leisure, cultural and tourism activities such as cinemas, theatres, restaurants, public houses, bars, nightclubs and cafes.

If we are going to support a night time economy, we need to consider the scale of developments and their likely impact, including the cumulative impact on the character and function of our town centres, anti-social behaviour, crime and the amenity of nearby residents. We also need to consider the cumulative impact in relation to drugs, alcohol and changes in the licensing laws.

Question R17

Do you think we should support a night time economy in town centres?

Measures to support a night time economy might include:

- Improvements in lighting;
- Late night economy partnership with the entertainment industry;
- Partnerships with police (e.g. neighbourhood wardens, community support officer);
- Designation of alcohol free zones and specific 'drinking areas'; and
- Staggered closing times

6. Other comments

We have raised some of the big town centre and retail issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

7. Town centre policy references

National

- Planning Policy Statement 6: Planning for Town Centres
- Planning Policy Statement 1: Delivering Sustainable Development

Regional

- The London Plan 2004
- Economic Development Strategy: Sustaining Success, Developing London's Economy

Local

- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham
- London Development Agency – Barking and London Riverside: Retail and Leisure Capacity Study
- Interim Planning Guidance for Barking Town Centre
- Dagenham Heathway Regeneration Strategy
- Unitary Development Plan 1995

- (Draft) Safer Barking and Dagenham: Barking and Dagenham Crime, Disorder and Drugs Strategy 2005 to 2008
- Economic Development in Barking and Dagenham: Economic Development Strategy

Issues and Options Paper 8: Transport

Transport systems are essential to our daily lives and London's sustainability. Good transport means communities are not isolated and have choice about jobs, housing and opportunities. Good transport links mean shops and industry can access customers. Good transport systems are also sustainable and do not harm the environment. We face a challenge in our Borough to make sure our planning system helps to establish good transport facilities that are integrated with development. The Borough's population is set to expand by 60,000 people, car ownership is rising and our existing transport system is highly variable in its quality and location. How then can we successfully plan the Borough to make sure the transport system contributes to a more sustainable community?

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

1. Planning for the Borough

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just regulate the development and use of land, but will help us implement a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection transport improvements, and waste disposal and management.

This document is one of nine issues and options papers. The issues and options papers are:

- | | |
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| 1. Vision for planning our Borough | 6. Employment |
| 2. Site allocation | 7. Town centres and retail issues |
| 3. Environment | 8. Transport |
| 4. Community | 9. Your neighbourhood |
| 5. Housing | |

Their purpose is to set out the major planning issues and options confronting the Borough and get your views. We will use what you tell us to help us identify preferred options for the future planning of the Borough.

We also have available a summary document called "Local Development Framework Summary of Issues and Options Papers" which includes a very brief description of the key planning issues and the complete set of questions from all nine issues and options papers.

Figure 1 shows the steps we take to prepare planning policies and when we will seek your views.

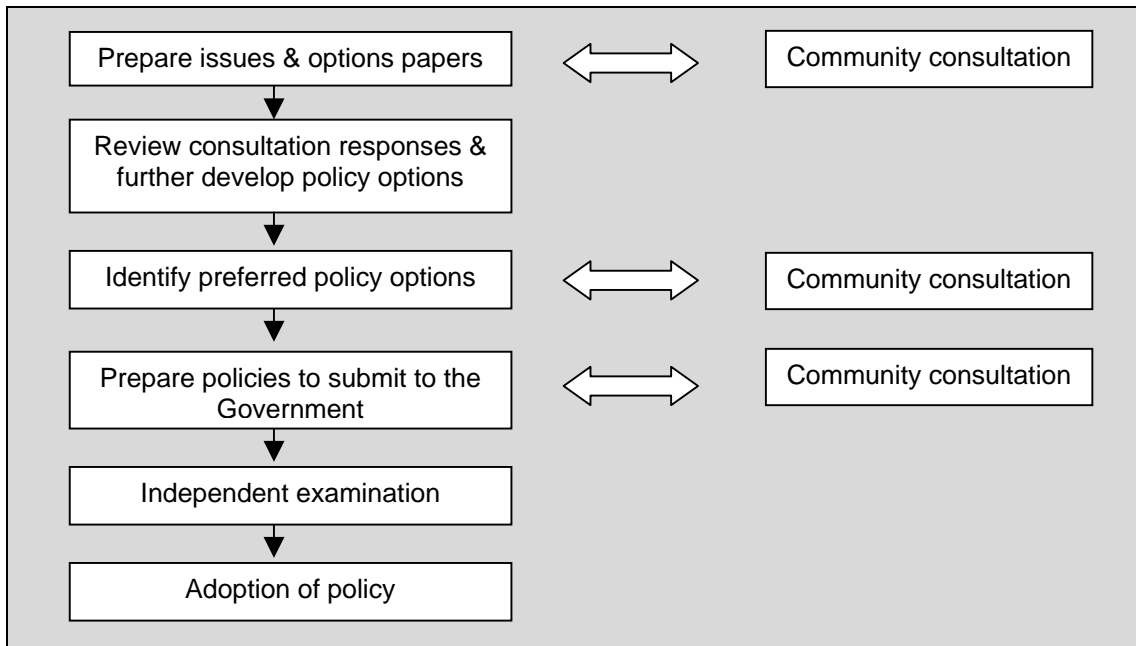


Figure 1: Process for preparing the LDF

During the process we will let you know how your responses have been used and where you can access all the responses we receive.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

In relation to transport, the LDF can assist in achieving our goals by:

- Providing opportunities for all parts of the community, by ensuring that everyone has easy access to community facilities, jobs and housing;
- Improving the quality of the Borough's environment by encouraging people to make sustainable transport choices, such as cycling or using public transport instead of driving;
- Improving the economic viability of local businesses and town centres by ensuring access for customers and freight;
- Enhancing community safety through the design of the transport system; and
- Facilitating the regeneration of underused land by ensuring new developments are linked to and integrated with the rest of the Borough and East London region.

2. Other policies we need to consider

In preparing the LDF, we must be aware of other Council and Government policies which help set the direction and context for new planning strategies. The LDF should take account of the principles and characteristics of existing policies and strategies.

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time.

We believe that better transport planning in the Borough can help to deliver the following community priorities:

- **Promoting Equal Opportunities and Celebrating Diversity**
Equal access to services will help improve the health, education and opportunities for residents of the Borough.
- **Improving Health, Housing and Social Care**
Improved location of services and better cycling and walking facilities will improve health in the Borough.
- **Making Barking and Dagenham Cleaner, Greener and Safer**
A reduction in air pollution caused by motor vehicles will make the Borough cleaner and greener.
- **Regenerating the Local Economy**
For local people to benefit from major regeneration projects we need inclusive development which improves the transport system and links to the whole community.

In producing this paper we have also looked at important national, regional and local transport policies and strategies. We have provided a list of these documents at end of this paper. These policies and strategies have helped us to identify key issues we have to take account of when planning transport. These issues are:

- **Transport is a means to an end**
An accessible and sustainable transport system will help support economic growth, give everyone in society a chance to create a more socially inclusive community and improve the environment
- **Maximising accessibility**
Local services should be highly accessible by walking, cycling and public transport and also accessible for those with disabilities. Focussing major facilities and transport services in town centres will assist in improving accessibility.
- **Integrated land use, development and transport**
New urban development needs to be co-ordinated with transport improvements and major trip-generating uses should be in locations with high levels of public transport. Similarly, uses generating large amounts of freight should be located near major transport routes.
- **Sustainable transport choices**
Transport policy promotes alternatives to car use through improvements to public transport services, walking and cycling facilities, managing travel demand and ensuring traffic management schemes do not increase road capacity.
- **Car parking**
The provision of car parking should be regulated to encourage more sustainable modes of transport. There is recognition that town centres may require sufficient parking to maintain their economic viability.
- **Safety and security**
Transport facilities should be designed to increase personal safety and reduce the fear of crime. Furthermore pedestrian, driver and cyclist safety should be a priority in the design of roads.
- **Walking and cycling**
Walking and cycling are recognised as important modes of transport and should be encouraged through the design of direct, safe, accessible routes and provision of complementary facilities.

3. Major Projects

Some of the major transport projects proposed for the Borough include:

- Extension to the Docklands Light Railway – linking Beckton to Barking Riverside;
- Construction of Crossrail – link for suburban rail services between east and west London through the city centre which will call at Chadwell Heath;
- East London Transit - a high quality bus service linking Ilford, Barking, Barking Riverside and Dagenham Dock; and
- Implementation of the Barking Town Centre movement strategy.
- A13/Renwick Road - major junction improvements as part of the Barking Riverside development; and
- Thames Gateway Bridge – river crossing linking Beckton to Thamesmead (although this is not in our Borough it will provide an important alternative crossing point).

DIAGRAM x

4. What we already know

4.1 Major transport issues

Our transport planners have recently prepared a new transport plan for the Borough, known as the Local Implementation Plan (LIP), which identifies the following as important issues for the Borough:

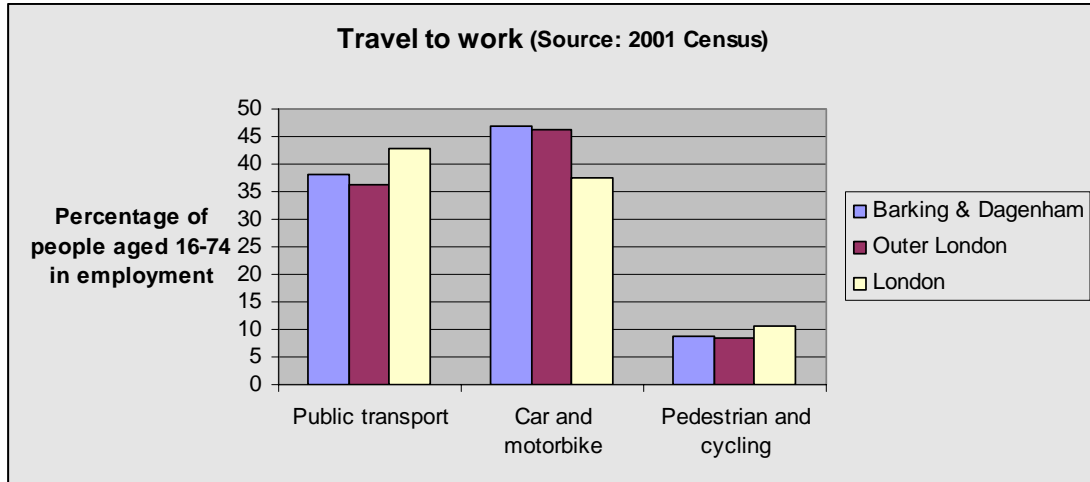
- Encouraging walking and cycling, and improving road safety;
- Improving bus journey times and reliability;
- Providing for new housing and rising car ownership, whilst still ensuring that congestion is reduced;
- Improving access to jobs and shops in our town centres whilst seeking to reduce car use;
- Making sure that all residents have access to a high quality road system and good public transport; and
- Bringing transport infrastructure to a good state of repair.

4.2 Different areas have different needs

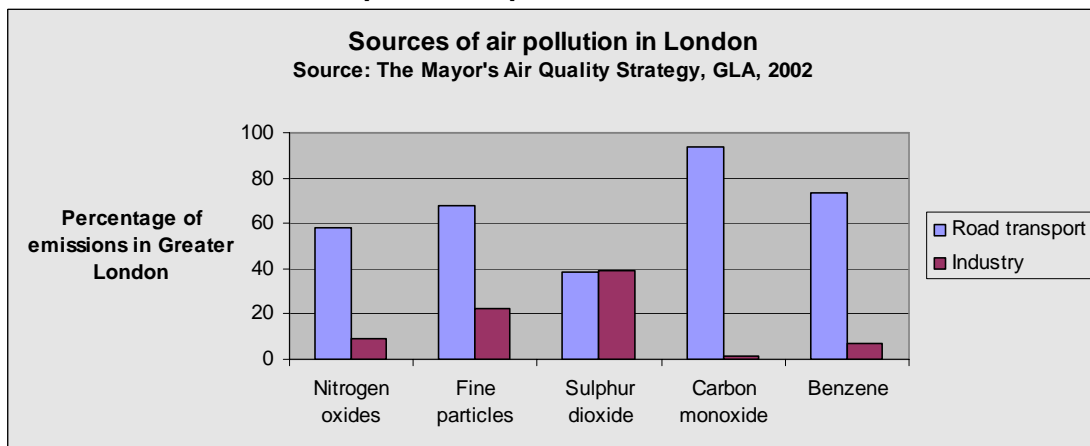
- Barking Riverside needs significant new roads and public transport to connect residents and businesses with the rest of the Borough and beyond.
- Barking Town Centre needs to improve its transport interchange at Barking Station, manage parking to reflect the commercial role of the centre and improve streets for pedestrians, cyclists and buses.
- Our residential neighbourhoods need better road safety, reduced rat running and better penetration by bus routes.

4.3 Some transport facts

Type of transport for journey to work



Contribution of road transport to air pollution



Car ownership

- Households with access to a car increased from 57% to 62% between 1991 and 2001.

5. Issues and options

5.1 Better access to jobs, homes and facilities

Good access between jobs, shops, homes and community facilities by walking, cycling and public transport can have a number of benefits. Reducing the need to drive minimises road congestion and air pollution. There are also advantages in ensuring all parts of the community, regardless of income, mobility and location, have equal access to services and employment. In short, we want to give residents choices about where they work, live and interact with the community.

However as Figure X shows, at present public transport accessibility in the Borough is highly variable. Only the area around Barking Town Centre has excellent public transport accessibility, while other centres such as Chadwell Heath and Dagenham Heathway have moderate levels of accessibility.

FIGURE X

Ways to achieve better accessibility and reduce the need to travel include:

- Making sure new developments are located close to public transport, especially significant developments which will be accessed by many people;
- Retaining local facilities, close to residential neighbourhoods, which can be accessed easily by walking or cycling;
- Improving and extending public transport services; and
- Encouraging working from home.

Unfortunately, not all land in the Borough is highly accessible. We would therefore like to know which land uses and facilities you most value being able to access, especially by types of transport other than the car. This will help us prepare land use planning policies which can insist that these types of developments locate in highly accessible areas and encourage the retention of neighbourhood facilities.

Question T1

Which facilities do you think it is most important that the LDF should try and retain in local areas, or do you think should be highly accessible, or within walking distance?

Question T2

How can the LDF help improve accessibility and reduce the need to travel? Options include:

- Retain local facilities
- Encourage working from home;
- Improve public transport services;
- Improve walking and cycling paths;
- Improve particular transport interchanges; or
- Improve safety for cyclists, pedestrians and public transport users.

Question T3

Should we prioritise which land uses should always be closest to public transport? If so, which ones:

- All major trip generating uses (e.g. new shopping centres, sports stadiums);
- Employment uses;
- Retail uses;
- Residential uses; or
- Community uses?

5.2 Reducing the need to travel by car to new development

If we can reduce the need to travel by private car, then this will help reduce congestion on the Borough's roads. This is a major challenge given that car ownership levels are rising and the Borough has London's eighth highest proportion of journeys to work by car. Furthermore the Borough's regeneration projects are likely to create another 60,000 new residents, many of whom will be living in areas where currently there is little public transport, such as Barking Riverside.

One way to minimise dependence on car travel, is to improve the planning and management of new development. These are some of factors that can encourage occupiers of new development to use transport modes other than the car:

Integrating public transport and development location

- Making sure new development in existing urban areas is located in close proximity to public transport. This especially applies to developments which will generate a large number of trips, an example being new shopping centres.
- For major brownfield regeneration sites such as Barking Riverside and Dagenham Dock, making sure new transport links are planned and then introduced at the same time as new development.

Help from developers and building occupiers

- Requiring that sustainable travel plans are prepared for major new developments. A travel plan is a package of measures produced by employers to encourage staff to use alternatives to single-occupancy cars.
- Requesting contributions from developers towards the construction of or improvements to public transport infrastructure and services.

Building and site design

- Providing facilities for cyclists in new buildings, such as parking facilities and showers.
- Including safe and accessible pedestrian and cycling links to surrounding areas.
- Minimising the levels of car parking provided on-site to remove incentives for car use. In Barking Town Centre, which is particularly accessible, we are already encouraging car free developments.
- Designing local access roads which limit car speeds and create an environment where the car is less important than the pedestrian.

We would like to know which of these and other measures you support being applied to new developments and whether we should impose tougher standards on particular development types or locations.

Question T4

Which methods should be used to encourage occupiers of new development to minimise car use? Some options are suggested above.

Question T5

Should approval of major new trip generating development be conditional on any of the following?

- Proximity to existing public transport or prior approval of new suitable new transport infrastructure;
- Contributions towards public transport improvements;
- Preparation of travel plans;
- Measures to encourage cycling and walking;
- A location near town centres; or
- A requirement to show that new development will not increase traffic beyond the limits of surrounding roads.

What type of developments would you consider to warrant these measures? e.g. community uses, offices, shopping, new housing?

5.3 Linking parking to the environmental and economic needs of the Borough

The issue of car parking presents a number of challenges as there are both positive and negative consequences to supplying car spaces. For example the provision of short term parking in the Borough's town centres can encourage local shopping trips and maintain the economic viability of our centres. However an over supply of parking in new developments will encourage car use at the expense of more sustainable transport modes. Car parking therefore needs to be used as both a 'carrot and a stick', with the challenge being to provide levels of parking to match individual circumstances.

Government policy does not encourage the provision of unnecessarily large amounts of parking and to this end sets maximum allowable levels of parking. This means we cannot introduce policies which ask for more parking to be provided than is allowed for by the national standards. The Mayor of London has also outlined the amount of parking which should be provided with new developments, which is often dependent on a site's public transport accessibility. This means lower levels of parking are required for developments which have better public transport links in the area.

We have extended this concept in the Borough's Interim Parking Standards which specify that we will consider the possibility of car-free residential and office developments. These may be permitted within 400 metres of Barking, Chadwell Heath and Dagenham Heathway railway stations. Car-free developments may need to be linked with Controlled Parking Zones and parking permit restrictions to make sure that surrounding streets are not used for parking by occupants of car-free developments.

We have the opportunity to use the LDF to establish our policy approach to the provision of car parking with new developments. There are a number of possibilities.

1. Use the supply of car parking to aggressively reduce demand for car use. This could involve:
 - Requiring minimal levels of car parking in new developments;
 - Encouraging car free developments in more locations; and
 - Extending Controlled Parking Zones, charging for employee parking, and restricting parking permits.
2. Predominantly follow the Mayor's London Plan. This would involve:
 - Providing car parking at the rates specified in the London Plan, based on public transport accessibility and the type of development. A sample of these car parking rates is provided in Appendix A.
3. Responding to local needs.
 - Recognising that the Borough does not presently have the public transport links of inner London and providing higher levels of parking where there are identified economic and social benefits, such as in town centres.

We would be interested to hear your views on which general policy approach you would support. It may be that you feel a combination of these is appropriate.

Question T6

How should the LDF manage the issue of car parking? Options include

- Taking a strong stand to encourage non-car transport across the board. e.g. requiring developers to provide less car parking than the London Plan, charging for parking, extending controlled parking zones;
- Following London Plan policies; or

- Responding to local needs. E.g. requesting more car parking than the London Plan in certain locations where there is an identified need, ensuring town centres have sufficient parking.

A combination of these may be appropriate.

Question T7

Should we extend car-free developments and associated on-street parking restrictions?

Parking in existing residential areas

Many of the residential areas in the Borough were developed prior to the widespread use of the motor car. As such houses do not have parking facilities and residents must park on the street or pave front gardens. Neither solution is ideal. The Becontree estate is a good example of where parking has removed some of the greenery of the streetscape, which detracts from the character of the area. See the photos below.

PHOTOS

Question T8

In existing residential areas, should we prioritise provision of car parking or retention of garden and amenity space? Options include:

- Requiring retention of some front garden;
- Allowing the whole front garden to be developed for car parking; or
- Refusing use of front gardens for car parking.

5.4 Freight

Barking and Dagenham's location in the Thames Gateway and its road, rail and river links, including the new Channel Tunnel Rail Link, mean that the Borough has been identified as having much potential for freight facilities. Recent proposals by the GLA and Transport for London have examined the safeguarding of wharves along the Thames and a new road-rail freight terminal in Barking or Dagenham on the Barking to Tilbury line. While we encourage freight to travel by river and rail instead of by road, there are issues to be considered such as:

- Whether the retention of underutilised wharves sterilises land along rivers which could be used for other purposes, and affect future plans for regeneration; and
- Will the development of a new road-rail freight interchange adversely affect the environmental quality and amenity of surrounding areas, or compromise future plans for regeneration projects at Barking Reach?

We would like to know how you think we should approach the issue of freight facilities in the Borough.

Question T9

Should the LDF safeguard river wharves within the Borough solely for the purpose of river transport by cargo, or adopt a more flexible approach which encourages the shared use of wharves and where appropriate their redevelopment as part of wider regeneration initiatives?

Question T10

Should we actively encourage the development of rail and water freight facilities to try and minimise lorries on our roads.

5.5 Site allocation

One of the important functions of the LDF is to identify specific development proposals and sites which are suitable for development. This includes development for transport functions, such as passenger interchanges, new routes, and freight facilities.

Question T11

Are you aware of any land that should be retained or safeguarded for transport purposes?

6. Other comments

We have raised some of the big transport issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

7. Transport policy references**National policy**

- Planning Policy Guidance 13: Transport

Regional policy

- The Mayor's Transport Strategy 2001
- The London Plan 2004
- The Mayor's Air Quality Strategy 2002

Local policy

- Local Implementation Plan 2005 (draft at time of writing)
- Barking Town Centre Movement Strategy 2005 (draft at time of writing)
- Car Parking Strategy for Barking Town Centre 2004
- Interim Parking Standards 2002
- Road Safety Plan 2005
- Parking & Enforcement Plan
- Cycling Plan
- Bus Strategy
- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham

Appendix A

Examples of maximum car parking standards in the London Plan

Employment			
1 parking space per 100-600 square metres of gross floor area (outer London)			
Residential			
Detached houses	Terrace houses	Flats	
2 - 1.5 spaces per unit	1.5 - 1 space per unit	1 to less than 1 space per unit	
Retail uses in town centres			
	Public Transport Accessibility Level		
	6 to 5	4 to 2	1
Small food store	75 square metres of gross floor area per car space	50-35	30
Food supermarket	45-30	30-20	18
Food superstore	38-25	25-18	15
Non-food warehouse	60-40	50-30	30
Garden centre	65-45	45-30	25
Town centre/shopping mall	75-50	50-35	30

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Issues and Options Paper 9: Your neighbourhood

There are many big picture issues we have to consider in planning this Borough. Dealing with matters such as climate change, housing supply and economic development are all very important for the future of Barking and Dagenham. However we also need to remember that most people usually only get involved in planning when their neighbour proposes an extension, or if someone proposes a change to nearby shops or parks that affects their local area in some way. This issues paper looks at what impacts planning in local neighbourhoods and how we can make the Borough a great place to live in.

Using this issues and options paper

The main purpose of this issues and options paper is to get your feedback. We have included a number of questions to help focus discussion on important topics which we will need to consider as we prepare new planning policies. Rather than reading every section and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues or options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues or options.

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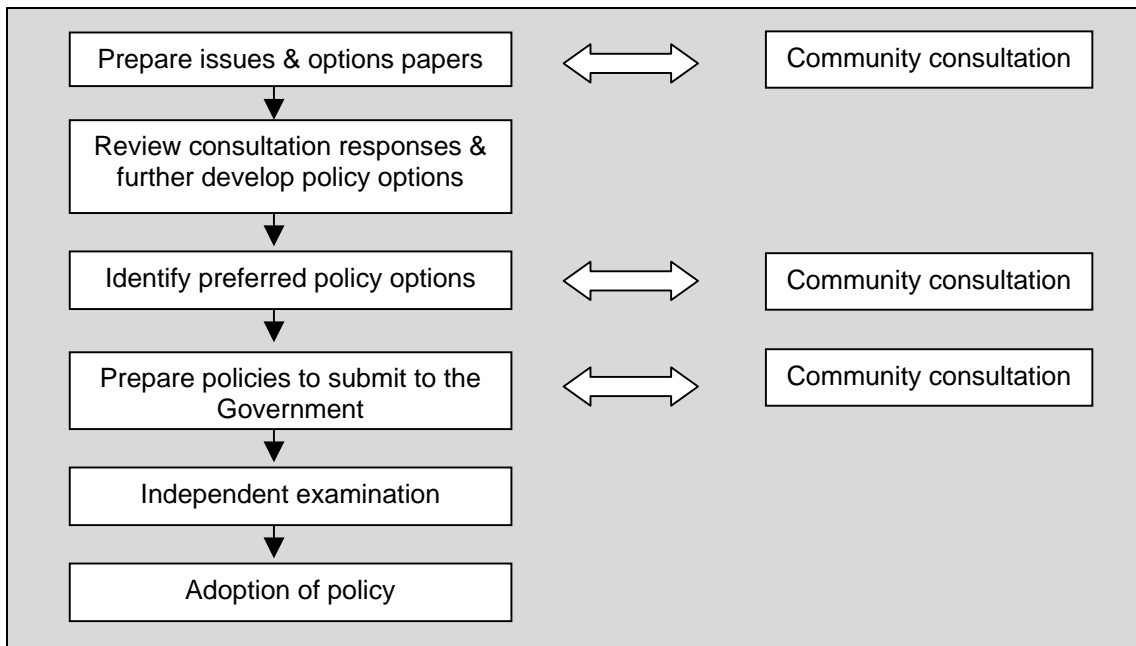


Figure 1: Process for preparing the LDF

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2. Our Community Strategy

The Community Strategy is an important document that was produced with the community by the Barking and Dagenham Partnership in 2004. It provides the framework to make this Borough a place where local people and stakeholders feel proud to live, work and spend their leisure time. By making sure local neighbourhoods are planned well and have access to good parks and services across the Borough, we will help achieve community priorities such as:

- Promoting equal opportunity;
- Raising general pride in the Borough;
- Improving housing and health; and
- Regenerating the local economy.

3. Ward profiles

Question L1

We have put together a snapshot of each ward's population, major projects and some local issues. Does this capture what is important about your area?

3.1 Eastbrook, Heath and Alibon

MAP

Profile

Eastbrook, Heath and Alibon wards cover the eastern most part of the Borough with the River Rom forming the eastern boundary. These wards feature substantial areas of open space, including Central Park and Eastbrookend Country Park, where the Millennium Centre is located. Dagenham Heathway to the south is a district centre and provides the main shopping centre for the area. The primary public transport link is the District Line which stops at Dagenham East and Dagenham Heathway. Employment is provided through Heathway Industrial Park and Aventis Pharmaceuticals. Other notable local features include Barking College, and the Civic Centre.

The population**Eastbrook**

In Eastbrook ward about 1 person in 6 is aged over 65. Three quarters of people living in the ward identify themselves as Christians which is higher than anywhere else in the Borough. Almost 4 people in 10 within the ward have no formal educational qualifications, but around 10% have a university degree. A little over 7 out of 10 households have access to a car or van and this is a higher proportion than in any other ward in Barking and Dagenham.

Alibon

Alibon has a higher proportion of white British residents than any other ward in the Borough. More than 1 person in 7 in the ward is aged over 65. Around 45% of the population have no qualifications and the ward has Barking and Dagenham's lowest proportion of people with a university degree. Around 6 out of 10 households have access to a car or van.

Heath

In Heath ward 1 in 6 persons is aged over 65 and the ward features the highest proportion of one pensioner households in the Borough. 45% of the ward's residents have no qualifications, whilst over 7% have a degree of higher qualification. More than 56% of the ward's households have access to a car and van.

Some issues discussed at Community Forums in these wards include -

- Future of the Dagenham Swimming Pool;
- Relocation of the Eastbrook Avenue Garage;
- Mobile phone tower at Dagenham Football Club;
- Pondfield Park development; and
- Recycling.

Major projects and development opportunities

- Regeneration of Dagenham Heathway
- Beam Valley Extension of Eastbrookend Country Park: Landscape and environmental improvements

3.2 Chadwell Heath and Whalebone**MAP****Profile**

The most northern wards in the Borough are Chadwell Heath and Whalebone. They are crossed by the A12 and the Great Eastern main line, which stops at Chadwell Heath station. Marks Gate is one of the major residential estates in the area. The wards include an area of green belt, while St Chad's park provides additional open

space. The largest shopping parade is along Chadwell Heath High Road, while Chadwell Heath Industrial Park is the major local employment area.

The population

Chadwell Heath

Chadwell Heath has a relatively elderly population in comparison to the rest of the Borough, as 1 in 5 people is aged over 65 and 1 in 100 people are aged over 90. These are the highest proportion of any ward in Barking and Dagenham. Over 1 in 10 residents of the ward have a degree and 63% of households have a car or van.

Whalebone

Whalebone ward has the Borough's highest proportion of people aged 16 to 74 who are in full time employment. The ward also features Barking and Dagenham's highest proportion of households which are owned with a mortgage or loan. More than 7 in 10 households have a car. A third of the people in the ward have no qualifications, but around 11% of people have a degree or higher qualifications. Around 1 in 7 residents of Whalebone are aged over 65.

Some of the issues discussed at Community Forums in these wards include -

- Marks Gate Police Station;
- Anti-social behaviour;
- Cross Rail;
- Traffic problems on Whalebone Lane North; and
- Annie Prendergast Health Centre.

Major projects and development opportunities

- Lymington Fields
- Cross Rail
- Landscape and water quality works at Padnall Green

3.3 Valence, Becontree and Parsloes

MAP

Profile

This is a predominantly residential area, at the heart of the Becontree Estate. However notable local features include historic Valence House and Sydney Russell Comprehensive School and Leisure Centre. Open space is provided by Mayesbrook Park, Valence Park and part of Parsloes Park.

The population

Becontree

Becontree has the highest population and the highest number of households of any ward in the Borough. 11% of residents are aged over 65. Over a third of people in this ward have no qualifications and 1 in 8 residents have a degree. Almost two thirds of households have a car or van.

Valence

Almost 1 in 8 people in Valence reported poor health in the 2001 Census. Over 45% of residents in this ward have no qualifications, however almost 7% of residents have a degree qualification or higher. 61% of households have a car or van. Around 6 households in 10 have access to a car or van. More than 17% of people in Valence are aged 65 and over.

Parsloes

In Parsloes ward 61% of households have a car or a van. The ward has the highest proportion of people in the Borough who provide more than 50 hours of unpaid care in a week. It is also a ward that has Barking and Dagenham's highest proportion of residents with a limiting long term illness, with more than 1 in 5 people reporting this condition. Around 45% of the population of Parsloes have no qualifications, but 6% of people have a degree or higher qualification.

Some of the issues discussed at Community Forums in these wards include -

- Martins Corner improvements;
- Fanshawe Library opening hours;
- Andrews Corner parking and traffic issues; and
- Flytipping.

Major projects and development opportunities

- University of East London site
- Former Robin Hood pub site
- Masterplans for Valence Park and Parsloes Park

3.4 River, Village, Goresbrook

MAP

Profile

These wards are located in the south-east of the Borough, bordered by the River Thames to the south and River Beam to the east. They are home to some of the Borough's major industry such as Dagenham Dock and the Ford plant, to which a new wind turbine has recently been added to form a notable local feature. Major transport links include the A13 and the London – Tilbury railway. Dagenham Heathway shopping centre is located along the northern boundary of this area, and along with Merrielands Retail Park provides the major retail precincts. Recreation facilities include Old Dagenham Park, Goresbrook Park and Dagenham Leisure Park. Dagenham Village provides a link back to early Dagenham's heritage.

The population

Goresbrook

A quarter of the population of Goresbrook are aged under 15. The average size of a household in this ward is 2.5 persons and Goresbrook features the highest proportion of households that are rented from a Housing Association or registered landlords. Around 43% of residents have no qualifications, however almost 8% of people in the ward have a degree qualification. Almost two thirds of households have a car or van.

Village

Almost 18% of people in Village ward are aged 65 and over. 6 in 10 households have a car or van. About 40% of persons have no qualifications, whilst around 9% of Village residents have a degree or higher qualification.

River

More than 2 in 100 people in River Ward were born in the Republic of Ireland. 1 in 8 of the River population work part time and around 3% of people provide 50 hours or more unpaid care a week. More than 4 in 10 people in the ward have no qualifications, while 7% have a degree or higher qualification. 68% of persons have a car or van.

Some of the issues discussed at Community Forums in these wards include -

- A replacement supermarket at Heathway;
- Jo Richardson School development;
- Problems with Goresbrook Park;
- South Dagenham and Chequers Corner development; and
- Parking at Heathway.

Major projects and development opportunities

- Channel Tunnel Rail Link
- Dagenham Dock Sustainable Industrial park
- Chequers Corner and South Dagenham regeneration
- Dagenham Library and Dagenham Heathway regeneration
- Masterplan for Goresbrook Park
- Masterplan and BMX track at Old Dagenham Park

3.5 Abbey, Gascoigne and Thames

MAP

Profile

The south-west corner of the Borough is occupied by Abbey, Gascoigne and Thames wards. The River Roding and River Thames form the western and southern boundaries. Barking Town Centre is at the heart of this area forming the Borough's major commercial centre. There is excellent public transport available through the Hammersmith & City Line, District Line and London-Southend main line, with Barking and Dagenham Dock stations available for commuters. The A13 also provides regional transport links. Important employment opportunities exist through Dagenham Dock and River Road Industrial Estate. Significant local features include the Broadway Theatre, the new Jo Richardson School, a rail-road freight terminal, Barking Town Hall and Goresbrook Leisure Centre. Open space includes Abbey Green, Greatfields Park and Castle Green.

The population

Thames

Thames ward has the lowest population and is equal with Gascoigne ward in having the lowest average household size of 2.28 people in a household. Almost three quarters of the ward's population is white British. The ward has Barking and Dagenham's highest proportion of 16 to 74 year olds employed in manufacturing. 57% of households in the Thames ward have a car or van. Just over a third of residents have no qualifications, while around 1 in 8 people have a degree or higher qualification.

Gascoigne

This ward has the Borough's highest proportion of the population aged between 0 and 4, while 11% of the population is aged over 65. Gascoigne has the lowest rate of population in full time work in Barking & Dagenham. Around 39% of residents have no qualifications, while almost 15% have a degree or higher qualification. The ward has the highest proportion of households with no car or van in the Borough.

Abbey

Abbey ward has the highest proportion of the population with a degree, with over 1 in 5 people having this qualification or higher. Less than 40% people have no qualification and this is the lowest of any ward in the Borough. Just over half the households in Abbey have a car or van. The ward also has the highest proportion of

minority ethnic groups in Barking and Dagenham, as they comprise over half the population, while more than 1 in 5 residents are of Muslim faith.

Some of the issues discussed at Community Forums in these wards include -

- Rubbish collection and litter problems;
- Recycling;
- Regeneration of Barking Town Centre;
- Health services;
- Subways under the A13;
- Bus accessibility;
- Contaminated land; and
- Anti-social behaviour.

Major projects and development opportunities

- Dagenham Dock Sustainable Industrial Park
- Barking Reach
- Barking Town Centre regeneration
- River Roding regeneration – Freshwharf & Malthouse
- Creekmouth to Castle Green industrial estate improvements
- Docklands Light Rail extension and East London Transit
- Channel Tunnel Rail Link
- Jo Richardson Community Complex
- Master planning for Abbey Green, Central Open Space
- Sk8topia wheelpark at Castle Green

3.6 Eastbury, Longbridge and Mayesbrook

Profile

Eastbury, Longbridge and Mayesbrook wards are primarily residential, although they contain some important areas of open space such as Barking Park, Mayesbrook Park and Parsloes Park. Transport is provided by the A13 and Upney and Becontree District Line stations. Other prominent facilities include Barking Abbey School Leisure Centre, Barking Hospital and the historic Tudor Eastbury Manor House.

The population

Longbridge

With less than 6% of people aged under 4 years old, this represents the Borough's lowest proportion of young children. This ward has the smallest number of households, but these households on average have the highest number of rooms in Barking and Dagenham. Just over 3 in 10 people have no qualifications, while 1.5 in 10 people have a degree or higher qualification. Three quarters of households have a car or van.

Eastbury

1 in 6 people in Eastbury ward are aged 65 or older. Over 40% of persons living in Eastbury have no qualifications, but around 10% of people have a degree qualification. 6 in 10 households have access to a car or van.

Mayesbrook

Mayesbrook ward's population has the Borough's highest proportion of permanently sick or disabled people and along with Heath ward has the highest proportion of the population reporting that their health is not good (12%). More than 46% of residents have no qualification which is the highest in Barking and Dagenham, while less than

6% of people have a degree qualification. Just over 6 in 10 households have a car or van.

Some of the issues discussed at Community Forums in these wards include -

- Rubbish and litter;
- Anti-social behaviour;
- Future of University of East London site;
- Barking Park and swimming pool improvements;
- Eastbury School redevelopment; and
- Dangerous cycling.

Major projects and development opportunities

- Barking Park Masterplan improvements
- Mayesbrook Park Masterplan

4. Development in your local area

Many of the applications for planning permission which we receive are for extensions or changes to houses. This is the part of planning which affects people the most because of the perceived impact on homes and gardens, when development is proposed on a neighbouring property. Residents will usually have a stronger interest in what is going on in their immediate neighbourhood, than in other planning issues across the Borough. Therefore, we need to make sure that our new planning policies provide appropriate standards for new local development and protect what is most important in your neighbourhood.

The following are some of the most common local development issues affecting residential areas.

4.1 Residential conversions and multiple occupation housing

Residential conversions happen when a single house is divided into multiple flats, while multiple occupation housing is a residence which is occupied by more than one household. Some advantages of these developments are that they create smaller, more affordable accommodation, and a more efficient use of housing in existing urban areas. This reduces the need for building on undeveloped land. The disadvantages though can be a loss of larger “family” housing, a need to provide enough private amenity space and greater demands for car parking.

4.2 Infill development

This is where an additional house is built on a vacant piece of land in an established residential area. Like residential conversions, infill development can be a more efficient use of existing urban land. However there is also a need to ensure that new houses fit in with the character of the surrounding buildings and neighbourhood.

Question L2

Should there be certain areas where we prefer or discourage in fill development, residential conversions and multiple occupation housing?

Question L3

Should there be preferred maximum levels of residential conversions and multiple occupation housing in a street, or area?

4.3 Development standards

Our current Unitary Development Plan names specific standards which should normally be applied to new residential development. These include:

- Maximum residential building height;
- Minimum internal floor space for new houses;
- Minimum size for private amenity space; and
- Minimum depth for rear gardens.

We need to decide whether new development should only have to meet specific numerical standards, or whether we should aim for standards which also promote quality design. For example there is not much use in providing 50 square metres of private amenity space, if that space is narrow, overshadowed and does not provide opportunities for recreation, amenity or landscaping. Some examples of the differences between these approaches are in the table below:

	Example of numerical standards	Example of quality standards
Private open space	2 Bedroom flat = 50 square metres 3 bedroom flat = 60 square metres	Private open space should be <ul style="list-style-type: none"> • Useable • Easily accessible from living areas • Appropriate to the size of the house • Orientated to receive sunlight
Building height	New development should not exceed 3 storeys in height	Building height should be determined by considering: <ul style="list-style-type: none"> • The relationship to surrounding buildings. • The design of the proposed building • The visual impact on the street and neighbouring properties. • Any design policy for the area
Distance from property boundary	Buildings must be set back: <ul style="list-style-type: none"> • 10 metres from the rear boundary • 1 metre from the side boundary 	The setback of buildings from a boundary should be determined by considering: <ul style="list-style-type: none"> • The impact upon the amenity of neighbouring windows and amenity space. • The normal spacing between buildings in the local area. • The adjoining land use.
Rear extensions	Rear extensions should not normally be more than 3.65 metres from the main rear wall of the house.	The acceptable size of a rear extension should be determined by: <ul style="list-style-type: none"> • The size and layout of adjoining dwellings. • The overshadowing of neighbouring properties. • Whether a reasonable level of private open space is provided on the property.
<i>Please note that the details in this table are examples and do not represent a proposed policy</i>		

Question L4

Do you support?

- Mandatory numerical standards for residential development;
- Development criteria based on the quality of the design; or
- A combination of the above.

Question L5

Are there any developments that have occurred in your area that you like or dislike? What are the reasons you like or dislike these developments?

Car parking in residential areas

Resident car parking is a major issue in this Borough. As some of the residential areas were developed prior to the widespread use of the motor car, many houses do not have parking facilities and residents must park on the street or pave front gardens. This detracts from the “garden city” qualities of the townscape. We would be interested in your views on this issue, which is dealt with more thoroughly in Issues and Options Paper 8 – Transport.

4.4 Local services, shops and parks

Residential neighbourhoods are not only made up of houses, but also need parks, community facilities, transport and shops. It is important that all these are provided for sustainable communities to function, as local access to services and facilities provides social and economic opportunities for all residents, and goes some way towards creating an identity for a neighbourhood. We know that not everyone in Barking and Dagenham feels that they have good access to some services and facilities. Therefore we need to make sure our planning policies help existing areas and new developments become genuine communities, not just housing estates.

We are presently investigating the health of shopping parades across the Borough to better understand the future for retailing in Barking and Dagenham. This issue is discussed further in Issues and Options Paper 7 – Town centres and retail issues.

Question L6

What services, shops and transport do you think are vital to your local community, and what improvements do you think are required in your area?

Parks

Parks and green spaces are a particularly important community resource as they are used by a wide range of people, help create a sense of place and have many benefits from supporting biodiversity, to improving health. Our Parks and Green Spaces Strategy has analysed the distribution of parks in the Borough and the facilities at each park and has:

- Recommended various improvements for each park; and
- Found that there are not enough parks in some areas.

MAP P

As MAP P shows, large parts of the Borough are deficient in one or more types of parks. In particular there are not enough local parks within five minutes walking distance of people’s homes. Another problem is that many parks are quite secluded, as they are not located in the heart of communities (for example near town centres and railway stations) and are instead surrounded by back gardens with little street frontage.

We can try and improve our parks by:

- Supporting the ongoing process of preparing masterplans and redeveloping certain parks;
- Requiring contributions from developers to either create new parks, improve existing parks or create better access to parks;
- Requiring new development near parks to provide links to the open space; and
- Make sure new buildings overlook the open space to improve access and community safety.

Question L7

What do you think is a greater priority for improving the Borough's parks:

- creating new parks in areas of deficiency, or
- improving access to and the quality of existing parks?

4.5 Connecting old with new

Barking and Dagenham has a number of major regeneration projects planned across the Borough, such as at Barking Riverside and South Dagenham. These should have many benefits such as bringing in new jobs, new places to live, new transport links and new community facilities. However you have made it clear in the Community Strategy that you want these new developments and the opportunities they bring to include local people and reflect the needs and aspirations of the existing community.

Question L8

What would help new development and regeneration projects fit into and become part of the existing Barking and Dagenham community?

5. Other comments

We have raised some of the local area planning issues and options we think should be addressed in the new LDF, but if you think there are any other issues we should cover, or any particular direction we should take when preparing our policies, please let us know.

6. Policy references**National**

- Planning Policy Guidance 2: Green Belts

Regional

- The London Plan 2004

Local

- Unitary Development Plan 1995
- Parks and Green Spaces Strategy
- Barking and Dagenham: An Urban Renaissance in East London
- Building Communities, Transforming Lives – a Community Strategy for Barking and Dagenham

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Local Development Framework Summary of Issues Papers

New planning system

We are creating a new plan for Barking and Dagenham called the Local Development Framework (LDF). This plan will not just control the development and use of land, but will help us carry out a wide range of programmes, such as regeneration, economic development, housing renewal, environmental protection, transport improvements, and waste disposal and management.

All of this work will feed into a folder of planning documents which will make up the LDF. When it is adopted in 2008, the LDF will then become the major planning document for the Borough which will aid in promoting and managing growth in ways that sustain a strong local economy, build strong communities, and promote a healthy environment.

We have produced nine issues and options papers which have taken account of what you have told us previously and which have also taken account of National Government policy and the requirements of the London Plan. All of the issues and options papers also take into account our community priorities, which are set out in our Community Strategy.

The issues and options papers we have produced are:

1. Vision for planning our Borough
2. Site allocation
3. Environment
4. Community
5. Housing
6. Employment
7. Town centres and retail issues
8. Transport
9. Your neighbourhood

Using this summary issues paper

This summary document provides a very brief description of the key planning issues in our Borough along with the complete set of questions from all nine issues and options papers.

Rather than reading every section of this paper and answering every question, you may prefer to look only at those topics that interest you the most. If you think there are important issues and options we have not mentioned, you can also tell us what these are and tell us your thoughts on those issues.

Your views on this issues and options paper will provide us with the information needed for us to further develop policy options so that we can ensure that the places you live, work and spend your leisure time in continue to reflect your needs, aspirations and the quality of life you expect in Barking and Dagenham.

Below is a summary of the issues and options raised in each paper followed by the questions relating to each topic.

Issues and options paper 1 – Vision for planning our Borough

This paper covers the topics of:

- What the LDF is;
- What sustainable communities are;
- How we can create a sustainable community;
- What we should ask developers to contribute to (S106 agreements); and
- What the challenges are in our borough.

The main issues relating to a vision for planning our borough are:

- We need to promote the Government's wider social, environmental and economic objectives
- We need to provide for the development of a sustainable community within our Borough.
- Our vision needs to set out what sort of place we want the Borough to be.
- Our vision is required to guide how our Borough will develop
- Our vision should explain how the area might change and what outcomes we are seeking.

Question V1

What are some things you like and dislike about the places where you live, work and spend your free-time?

Question V2

Which of the following are most important to you and why?

- Building sustainable communities
- Developing lively and successful communities
- Reducing the resources required to support the daily living of each person in the Borough
- Protecting the environmental assets of the Borough such as parks and open spaces
- Providing better public transit, road connections, bike and walking paths
- Providing safety in the design of transport routes & new development
- Creating opportunities for leisure and recreation
- Focusing on the regeneration and upgrade of existing areas and facilities
- Encouraging mixed-use facilities, which include a variety of services such as education and health
- Building high quality environmentally sustainable housing
- Providing a wider range of housing, in terms of size and tenure
- Providing a wider range of shopping facilities
- Providing more health services
- Providing facilities (e.g. parks, community centres, sports fields/playgrounds, etc) for young people
- Providing more jobs for local people close to home.

Question V3 – Priorities for development contributions

S106 agreements can restrict the use of land or provide developers contributions including works, monies, land and buildings or a combination these. The contributions are paid to the Council or other bodies and can be used for:

- Securing affordable housing;
- Providing transport, community and education facilities;
- Encouraging increased participation in the Arts;
- Providing health services and facilities;
- Substituting, replacing or regenerating the landscape or features of biodiversity value;
- Conserving or enhancing buildings, structures, or places of historic,

- archaeological and architectural interest;
- Providing environmental improvements such as tree planting;
- Ensuring energy efficiency, building efficiency, renewable energy;
- Providing financial contributions towards improving flood defences;
- Providing maintenance of facilities provided by the development; and
- Improvements to and ongoing management of parks and green spaces.

Which of the above do you think we should have as our priority for planning contributions?

Please add to this list if you feel we have left anything off it.

Question V4 – Creating a vision for planning Barking & Dagenham

Our existing vision is based around the economy, the environment and equity, so that Barking and Dagenham will have:

- A well educated, highly skilled population who are able to access varied employment opportunities within the Borough;
- An environment that is cleaner, greener and safer, and
- A community of equality that is inclusive towards everyone in it, regardless of their age, gender, race or sexuality, and be proud of the area in which they live or work.

Is there anything else that you think could make our Borough a better place to live, work and visit?

Issues and options paper 2 – Site allocation

This paper covers the topics of:

- What our competing needs are;
- How we should approach the allocation of development sites; and
- What factors we should consider when deciding on the location of development.

The main issues relating to site allocation are:

- We are looking to identify where the main development locations are;
- We want to set out the overall principles which will determine where development should take place; and
- People who wish land to be allocated for development should ensure that their sites are suggested early in the process.

Question S1 – Suggesting sites for new development

Do you know of any sites or areas that you think would be good sites for or benefit the most from development/re-development?

What type of development do you think should be built on these sites?

What types of development do you think we should avoid in the Borough?

Question S2 – Protecting open space and the green belt

We are committed to protecting and improving the green belt, areas of open land and areas of metropolitan open land. Do you know of any additional areas of open space which you think we should protect?

Question S3 – Criteria for locating new development

The Mayor of London has identified some criteria in relation to where development should be located. He has said that development should be located to:

- Use previously developed land and vacant or underused buildings;
- Make full potential of sites;

- Ensure that development occurs in locations that are accessible to town centres, employment, housing, shops and services and accessible by public transport, walking and cycling;
- Ensure that development takes account of the capacity of infrastructure including public transport, utilities and community infrastructure, such as schools and hospitals;
- Take account of the physical constraints on the development of land and the impact development will have on London's natural resources, environmental and cultural assets and the health of local people; and
- Take account of the suitability of sites for mixed use development and the contribution that development might make to strengthen local communities.

Do you believe that the above list contains the main considerations in deciding where we should allow development to occur?

Question S4 – Locating new development in Barking & Dagenham

Do you think there are other considerations specific to Barking and Dagenham that should be added to this list? What are they?

Issues and options paper 3 – Environment

This paper covers the topics of:

- Reducing waste
- Our rivers and biodiversity
- Pollution and health
- Sustainable design and designing for safety and health
- Embracing a green economy
- Our heritage and neighbourhood character; and
- Our image and views and tall buildings

The main issues relating to our environment are:

- The built and natural environment have a critical role to play in the future planning of our Borough;
- We need to look at how we can reduce waste;
- How we can protect our natural features; and
- How to achieve sustainable design.

Question G1 – Sustainable waste management

What features would encourage you and the community to take a more sustainable approach to waste?

Question G2 – New recycling facilities

Where would you prefer we locate new recycling facilities?

Question G3 – Using land along our rivers

Which of the following statements about how we use land along rivers in the Borough do you agree with?

- Provide as much public access as possible to the river;
- Provide open space for recreation and conservation which can also double as areas to store excess flood water;
- Create a corridor for nature conservation;
- Provide river walks along the banks of rivers wherever possible;
- Maintain wharves for passenger and freight; and/or
- Retain land in private ownership along the river.

Question G4 – Improving biodiversity

Would you support any of the following?

- Planting more street trees in your street;
- Requiring vegetation which is native to the Borough to be planted wherever possible in parks, new developments and along streets;
- Requiring inclusion of nature conservation areas and wildlife links as part of major new developments;
- Identifying wildlife corridors in the LDF;
- Requiring higher standards of landscaping and environmental protection along identified wildlife corridors and identified areas of environmental significance;
- Ensuring park redevelopments and new parks include a variety of habitats;
- Including design features in new development to minimise impacts on the environment, such as sustainable drainage and green roofs; and/or
- Acquiring more open space for nature conservation.

Question G5 – Locations where we could improve biodiversity

Are there particular parts of the Borough where you would like more tree planting, or where you think there are habitats which could be improved?

Question G6 – Protecting our biodiversity

When we consider new development, should we be looking to:

- Protect areas of nature conservation and avoid any negative effects on plants and animals; or
- Not only protect, but also try and improve the Borough's environment, by requiring habitat replacement to achieve a net gain in biodiversity?

Question G7 – Environmental design standards

Would you agree with an approach which:

- Specifies minimum standards for environmentally sustainable design; and
- Makes sure new planning policies only support development which can demonstrate that it is applying best practice environmental design and standards at the time it is proposed?

Question G8 – Renewable energy

We support the development of environmental industry and renewable energy projects, but are interested:

- Where you think these projects, especially large wind turbines, should be located? and
- If you think small-scale renewable energy infrastructure (such as wind turbines and solar panels) should be –
 - a) a visible and high profile part of new developments in existing urban areas?
or
 - b) hidden and integrated into the building form wherever possible?

Question G9 – Protecting important places and buildings

What types of features (e.g. buildings, landscapes, open space, and/or built features) do you think we should be aiming to protect and why do you think they are important to our community?

Question G10 – Tall buildings

Do you think that we should allow taller buildings? If so where?

Question G11 – Design features

We want to improve the look of our Borough and make this a better place to live in and visit. What features are important to you in the design of buildings and public spaces?

Issues and options paper 4 – Community

This paper covers the topics of:

- Providing community facilities
- Sports and leisure
- Religious meeting places
- Health facilities
- Crime and safety
- Education
- Children's services; and
- The arts

The main issues relating to community are:

- Providing space and facilities for our community services;
- Ensuring the right services are provided; and
- Designing for a safe community.

Question C1 – Sports facilities and playing pitches

Do you support?

- Providing enough sports facilities to meet predicted demand (based on the playing pitch audit); or
- Balancing the need for playing pitches with other demands such as sports facilities in new developments and areas of open space for informal recreation?

Question C2 – Competing demands in our parks

As there are competing demands for uses in our parks, would you support:

- Providing playing pitches and sports facilities at most parks to allow local access to these facilities? or
- Centralising playing pitches and sports facilities in certain parks to allow the conversion of some pitches in other parks to non-sporting recreation uses?

Question C3 – Places of worship

Suitable locations for religious meeting places might be:

- In town centres;
- Near public transport;
- Underused existing religious meeting places;
- Vacant shops in fringe shopping parades;
- Community halls; or
- Other public venues (e.g. theatres, public houses).

Do you support an approach which would allow religious meeting places to establish in areas such as those listed above?

Question C4 – Health needs

To gain a greater understanding of the health needs of our borough, it has been suggested that we undertake a Health Impact Assessment (HIA) as part of the sustainability appraisal of the LDF.

Do you support the approach of requiring developers to undertake a HIA when proposing new development? Which developments should require a HIA?

Question C5 – Providing educational places

Should planning applications for major new developments be required to provide evidence of the provision of additional education places required to meet the need of new development?

Question C6 – When educational places should be developed

Should we require provision for additional education places to be planned in time with the phasing of new development?

Question C7 – Expanding the use of school buildings and facilities

Do you think we should expand the use of school buildings and facilities to make them available for community use at appropriate times of the day (e.g. out of school hours)?

Question C8 – Providing for childcare

How do you think we can best secure affordable childcare provision in our Borough?

Question C9 – Arts projects

Should new development be required to contribute towards ongoing arts projects (e.g. opportunities for people to develop and acquire artistic skills) rather than restricting contributions to one off public art projects?

Question C10 – Community facilities

We would be interested in hearing about any specific community facilities that you believe needs protection or land you think should be allocated for community use.

Issues and options paper 5 – Housing

This paper covers the topics of:

- Meeting housing needs and providing housing choice
- Deciding where to develop
- Making more efficient use of land
- High quality design standards for housing; and
- Creating sustainable communities

The main issues relating to housing are:

- Planning to meet the needs of the housing requirements of the whole community including affordable housing;
- Providing wider housing opportunities and choice;
- Prioritising previously developed land within urban areas and making more efficient use of land;
- Reducing car dependency by exploiting accessibility by public transport to jobs, education and health facilities; and
- Improving standards across all forms of housing.

Question H1 – Housing mix

Should we require a mix of house sizes which includes a proportion of family sized accommodation (3, 4, 5+ bedrooms) as part of:

- All new housing developments;
- Only in housing developments which are not in town centres;
- Town centre housing developments; or

- Town centre housing developments though only those which do not involve high rise development (6 storeys or more)?

Question H2 – Affordable housing

London Plan requires that 50 % of all new housing is affordable. In addition 70% of this affordable housing should be made available for social rent with the remaining 30% providing intermediate (e.g. shared ownership) forms of affordable housing.

What type of affordable housing mix should we seek in the Borough? Do you think we should apply the London Plan targets on all sites where it is financially viable to do so; or provide more shared ownership affordable housing in areas of the Borough where there is an existing high concentration of social rented accommodation (e.g. in Abbey & Gascoigne wards)?

Question H3 – Provision of additional housing

To provide additional housing, should we allow:

- Mixed use high density redevelopment on sites within or close to town centres;
- Increasing housing density;
- Release of unused employment land for housing;
- Release of land within the Green Belt providing that it is no longer used as Green Belt (e.g. land which has fallen into other (non-conforming) uses);
- The conversion of unused office accommodation;
- Maximised potential for housing on sites close to good public transport links; or
- Mixed use redevelopment of community/leisure/cultural facilities (providing community, leisure and cultural facilities are retained or replaced)?

If you wish to you may explain your reasoning behind your choices.

Question H4 – Land for housing developments

Do you know of any land which you believe would make a good site for housing development?

Question H5 – Housing densities

In which parts of the Borough should we allow housing at higher densities:

- Strategic regeneration sites (Barking Riverside, South Dagenham & Barking Town Centre);
- Sites with good public transport links and local services within a 10 minute walk;
- Sites within existing residential areas; or
- Sites which lie outside of a 10 minute walk from the nearest town centre and do not form part of an existing residential area?

Question H6 - Housing design standards

One approach we could take is to prevent housing developments which fail to meet good design standards. Good design standards include:

- High standards in the design, architecture and construction of all new homes and the public realm;
- Buildings which are interesting to look at, integrated with the surrounding area and are on an appropriate scale for the locality. Larger buildings for example should never offer long, blank frontages, without windows or doors; and
- A public realm designed for different uses, day and night, throughout the week, which “designs out” crime

Do you agree with this approach?

Issues and options paper 6 – Employment

This paper covers the topics of:

- Our Industrial and employment land review;
- Providing enough employment land to ensure choice, flexibility and competition;
- Providing for a range of businesses and affordable workspaces;
- Encouraging emerging growth sectors;
- Local labour agreements; and
- Site allocation.

The main issues relating to employment are:

- Providing enough employment land to ensure choice, flexibility and competition;
- Providing for a range of businesses;
- The promotion and management of Strategic Employment Sites/Locations (SEL's) & locally significant industrial sites;
- Managing the release of under performing or unused employment land
- Providing for affordable workspace;
- Encouraging emerging growth sectors; and
- Using local labour agreements to ensure that local jobs are provided.

Question E1 – Use of designated employment land

Should we actively consider the further release of designated employment land for other uses (e.g. housing)?

Question E2 – Releasing designated employment land

Should the partial release of designated employment sites for other uses be considered where it can be demonstrated that the remaining part of the site can be redeveloped to provide a greater intensity of employment use (resulting in no net loss of employment)?

Question E3 - Criteria for allowing change of use

In relation to redevelopment or change of use of employment sites outside of designated employment land, should the LDF contain criteria detailing evidence necessary for a change of use from employment to other uses? Criteria may include specifying a minimum time period that a site has been unused and marketed for a range of employment uses or specifying the contribution which a proposal can make to our regeneration objectives.

You may wish to suggest criteria we should consider.

Question E4 – Ranking of employment land

Should designated employment land be ranked according to its status in relation to the type and importance of the employment which is provided or planned to be provided?

Question E5 – Storage and distribution

Should the amount of employment land available for occupation by storage and distribution uses be restricted through allocating land directly for other employment uses?

Question E6 – Location of storage and distribution uses

Should we restrict storage and distribution uses to specific parts of the Borough, or allow them more widely across the Borough?

Question E7 – Affordable and flexible workspaces

We need to increase the amount of affordable, flexible workspace accommodation within the Borough. How do you think we could do this? Options may include requiring developers to contribute smaller affordable workspaces on large development applications or allowing the partial release of employment land for other uses.

Question E8 – Emerging growth sectors

Should the LDF strengthen the role of emerging growth sectors by identifying opportunities for such sectors and safeguarding sites for specific uses where appropriate?

Question E9 – Office development

Should the preferred location for new office development be restricted to town centres, or should a more flexible approach be adopted?

Question E10 – Employment sites

Do you have any comments about the designation of current employment sites within the Borough, or sites which you would suggest should be allocated for employment use? If yes, please provide details.

Issues and options paper 7 – Town centres and retail issues

This paper covers the topics of:

- Sustainable communities and mixed use policies;
- Types of centres and their characteristics;
- How to make sure people use our town centres;
- Healthy town centres;
- Quality and design in town centres;
- Floor space needs and uses in town centres;
- Provision of new centres;
- Retail parks and retail warehousing;
- Police shop units;
- Markets; and
- The night time economy.

The main issues relating to a town centres and retail issues are:

- How we can improve the health of our town centres;
- Balancing the demands for different uses in our town centres; and
- Making sure the right type of centres are provided in the right locations.

Question R1 – Making our town centres attractive

How can we make our town centres more attractive so people choose to shop in our town centres instead of travelling out of the Borough to other shopping centres?

Question R2 – Vacant shops

What do you think we should do to reduce the level of vacant shops in our town centres?

Question R3- New shops

Do you think that there are enough shops in the Borough? If you think new shops are needed, where do you think they should be located?

Question R4 – Shop fronts

Should the LDF contain guidance and restrictions on the quality of shop fronts? If so, what should this guidance include?

Question R5 – Design features

Are there any specific design features you would like to see added to our town centres?

Question R6 – Town centre network

Should we reinforce our existing town centre network, including commitments for Barking Riverside or consider revising this to include additional centres in other locations within the Borough (e.g. Chequers Corner)?

Question R7 – Retail uses

In relation to retail parks, should we allow only retail uses in these areas or should we consider a more flexible approach?

Question R8 – Retail parks

Regarding the size and location of retail parks, should we allow new retail parks or allow expansion of the existing retail parks?

Question R9 – Restricting non-retail uses

Currently we have some restrictions on the amount of non-retail uses allowed in some areas. These restrictions limit the non-retail uses to a maximum of 15%, 30% or 60%.

To improve the health of our town centres, do you think that the current levels of non-retail use are sufficient or should we allow more flexibility in the amount of non-retail uses allowed?

Question R10 – Encouraging varied uses

Should we encourage a greater variety of uses in the edge of shopping centres, central shopping areas or all areas of town centres?

Question R11 – Leisure and cultural facilities

Should a greater importance be placed on leisure and cultural facilities in town centres (including more facilities for young people and play equipment for children)?

Question R12 – Pubs, restaurants and takeaways

Is there a need to restrict the level of pubs, restaurants and takeaways in our town and district centres?

Question R13 – Other uses

Do you think there is a need to restrict the level of any other uses within town centres?

Question R14 – Police shops

The Metropolitan Police Service has identified that they have a requirement for police 'shop' units within retail frontages in town centres in order to provide a readily accessible and visible police presence in the 'high street'.

Do you think that police 'shops' should be supported in retail parades?

Question R15 – Location of police shops

Where do you think the best place would be police 'shops' to be located?

Question R16 - Markets

Street and covered markets can make a valuable contribution to local choice and diversity in shopping as well as the vitality to town centres.

Do you think changes should be made to our existing markets?, If so, what changes?

Question R17 – Night time economy

Do you think we should support a night time economy in town centres?

Issues and options paper 8 – Transport

This paper covers the topics of:

- Providing better access to jobs, homes and facilities;
- Reducing the need to travel by car to new development;
- Planning developments so they are located to link with public transport;
- Building and site design;
- Linking parking to the environmental and economic needs of the Borough;
- Parking in existing residential areas;
- Freight; and
- Site allocation.

The main issues relating to transport are:

- The necessity of good transport services
- Maximising accessibility
- Integrated land use, development and transport
- Sustainable transport choices
- Car parking
- Safety and security
- Walking and cycling

Question T1 – Important transport facilities

Which transport facilities do you think should be in local areas, which should be highly accessible, and which should be within walking distance?

Question T2 – Improving accessibility

How do you think the LDF can improve accessibility and reduce the need to travel? Options might include things such as encouraging working from home, improving public transport services or improving particular transport interchanges.

Question T3 – Land uses near public transport links

Should we prioritise which land uses should be closest to public transport? If so, which ones?

Question T4 – Minimising car use

What methods do you think should be used to encourage occupiers of new development to minimise car use?

Question T5 – Trip generating development

Should approval of major new trip generating development be conditional on any of the following?

- Being located close to either existing or planned public transport;
- Contributions towards public transport improvements;
- Preparation of travel plans;
- Measures to encourage cycling and walking; or

- A requirement to show that new development will not increase traffic beyond the limits of surrounding roads.

What type of developments would you consider to warrant these measures? E.g. community uses, offices, shopping, new housing?

Question T6 – Car parking

How should the LDF manage the issue of car parking? Options include

- Encourage use of non-car transport;
- Follow the London Plan policies; or
- Respond to local needs. e.g. requesting more car parking than the London Plan in certain locations where there is an identified need.

A combination of these may be appropriate.

Question T7 – Car-free developments

Should we extend car-free developments and associated on-street parking restrictions?

Question T8 – Parking in residential areas

In existing residential areas, should we encourage provision of car parking spaces or retention of garden and amenity space or a mixture of both?

Question T9 – River wharfs

Should the LDF safeguard river wharves within the Borough solely for the purpose of river transport by cargo, or adopt a more flexible approach which encourages the shared use of wharves and where appropriate their redevelopment as part of wider regeneration initiatives?

Question T10 – Freight facilities

Should we actively encourage the development of rail and water freight facilities to try and minimise lorries on our roads?

Question T11 – Land for transport purposes

Are you aware of any land that should be retained or safeguarded for transport purposes?

Issues and options paper 9 – Your neighbourhood

This paper covers the topics of:

- Ward profiles;
- Development in your local area and development standards;
- Car parking in residential areas; and
- Local services, shops and parks.

The main issues relating to your neighbourhood are:

- Deciding what standards to have for residential development;
- The provision of local services; and
- Integrating new development with existing neighbourhoods.

Question L1 – Important things in your area

We have put together a snapshot of each ward's population, major projects and some local issues. We would like you to tell us what in your area is important to you?

Question L2 – Location of development

Should there be certain areas where we prefer or discourage in-fill development, residential conversions and multiple occupation housing?

Question L3 – Residential conversions and multiple occupation housing

Should there be maximum levels of residential conversions and multiple occupation housing in a street, or area?

Question L4 – Criteria and standards for development

Do you support:

- Numerical standards for residential development;
- Development criteria based on the quality of the design; or
- A combination of the above.

Question L5 – Developments you like and dislike

Are there any developments that have occurred in your area that you like or dislike? What are the reasons you like or dislike these developments?

Question L6 – Services in your area

What services, shops and transport links do you think are vital to your local community? What improvements do you think are required in your area?

Question L7 – Parks in your area

In relation to parks, should we create new parks in areas of deficiency, or improve access to and the quality of existing parks?

Question L8 – Making development fit into the existing community

What would help new development and regeneration projects fit into and become part of the existing Barking and Dagenham community?

Glossary

Term	Definition
Affordable housing	Is housing of an adequate standard which is cheaper than that which is generally available in the local housing market.
Biodiversity	This refers to the variety of plants and animals and other living things in a particular area or region. It encompasses habitat diversity, species diversity and genetic diversity. Biodiversity has value in its own right and has social and economic value for human society.
Car-free developments	Car-free housing can be defined as residential development with no car-parking facilities for residents and visitors other than as needed to meet the needs of disabled people.
Developers' contribution	A financial or in-kind contribution usually made by a binding agreement between the Council and the developer to mitigate the impacts of the development on the environment and the community.
Emerging growth sectors	This covers areas of industry which have not traditionally appeared in our Borough (e.g. cultural and green industries).
High density	Where a larger than normal number of residential properties are located in an area. High density housing usually involves multi-storey buildings.
High quality	Urban design is the art of making places. Providing high quality

Term	Definition
design	design involves the design of buildings, groups of buildings, spaces and landscapes in town and cities, to create an attractive, healthy and welcoming environment, with a long lease of life, and the establishment of frameworks and processes that facilitate successful, high quality development.
Housing density	The number of residential properties in an area, usually measured by the number of residential properties in a hectare..
Infrastructure	Basic services necessary for development to take place, for example, roads, electricity, sewerage, water, education and health facilities.
Legal agreement	A legally binding contract, between a developer and the Council that constitutes a planning obligation.
Local labour agreement	Local labour planning obligations are made between the Local Planning Authority and a developer to maximise the benefit from development proposals for local residents
Major development	Developments in excess of 10 residential units or 1000m ² gross floor area.
Mixed Use development	Development for a variety of activities on single sites or across wider areas such as town centres.
Night time economy	Uses that attract people to an area in the evening, especially cultural and entertainment facilities, and bars and restaurants.
Public realm	Those parts of a village, town or city (whether publicly or privately owned) available, for everyone to use. This includes streets, squares and parks.
Regeneration	The economic, social and environmental renewal and improvement of rural and urban areas.
Section 106 contributions	The Town and Country Planning Act 1990, Section 106 allows us to enter into an agreement with the owners of land. This agreement can require a developer to make a financial or non-financial contribution to mitigate the impact of a development and make it acceptable in planning terms. The contribution will usually go towards the provision of necessary infrastructure or facilities. For example a developer may pay for the construction of a road to service a new development. Section 106 agreements are also known as planning obligations.
Strategic employment site	A key employment site in a strategic location capable of accommodating major investment, often of national or regional significance.
Sustainability appraisal	An appraisal of the economic, environmental and social effects of a plan from the outset of the preparation process to allow decisions to be made that accord with sustainable development.
Sustainable communities	Places where people want to live and work, now and in the future.
Sustainable development	This covers development that meets the needs of the present without compromising the ability of future generations to meet their own needs.
Wildlife corridor	A thickly populated strip of land containing wild animals and vegetation, especially animals living in a natural, undomesticated state

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THE EXECUTIVE

8 NOVEMBER 2005

REPORT FROM THE HEAD OF PLANNING AND TRANSPORTATION

LOCAL DEVELOPMENT FRAMEWORK SUSTAINABILITY APPRAISAL – PART ONE SCOPING REPORT	FOR DECISION
<p>Summary</p> <p>The Council is required by legislation to undertake Sustainability Appraisal (SA) of the Local Development Framework (LDF) documents. With regard to the Development Plan Documents (as scheduled in the approved LDF Local Development Scheme), the first key stage of sustainability appraisal has been reached. This involves the preparation of a generic scoping report. The scoping report establishes the level of detail which the sustainability appraisal will cover and sets the context, the environmental baseline and the objectives and indicators against which LDF documents will be appraised. The next stage involves the development of Part Two Scoping Reports for each Development Plan Document (DPD). These will be prepared over the coming months. They will be short technical documents which follow the methodology set out in the Part One Report but will reflect the specific detail of each DPD as appropriate.</p> <p>Undertaking Sustainability Appraisal will bring the benefit of ensuring the principles of sustainable development are fully integrated into the LDF. This will ensure new developments are sustainable and that overall quality of life in the borough is improved.</p> <p>A non-technical summary of the Part One Scoping Report is attached as Appendix I to this Executive Report. Due to its size, the actual Scoping Report is being circulated separately. It has been placed in the Members' Reading Rooms in the Civic Centre and the Town Hall, as well as in the Central Library.</p> <p>Wards Affected - All Wards</p>	
<p>Implications:</p> <p>Financial:</p> <p>The report itself has no specific financial implications. The financial resources required to undertake SA related work will come from planning delivery grant monies as agreed by the Executive in June (see Executive Report 28 June 2005 "Planning Delivery Grant").</p> <p>Legal:</p> <p>This report has no legal implications.</p> <p>Risk Management:</p> <p>The risk of not approving this Part One Scoping Report for public consultation is that the Council would not be following best practice guidance set out by the Government. It would also mean that there would be no established consensus on what the approach should be in future SA's of LDF documents. This risk is considered moderate as since it will have some impact on other Council processes namely the production of the LDF.</p> <p>The benefit of involving the wider public and other key community bodies at an early stage of the SA process is that this would be consistent with our LDF production stage and it</p>	

would help ensure our SA work is carried out in a comprehensive and robust manner.

The risk of not agreeing to permit delegated authority for the preparation and consultation on subsequent Part Two Scoping Report is that this could delay the LDF timetable and undermine our ability to secure future PDG.

There is no risk identified in the Council approving the recommendations of this Executive Report.

Social Inclusion and Diversity:

As this report does not concern a new or revised policy there are no specific adverse impacts insofar as this report is concerned.

Crime and Disorder:

Section 17 of the Crime and Disorder Act 1998 places a responsibility on local authorities to consider the crime and disorder implications of any proposals. There are no specific implications insofar as this report is concerned. Crime and fear of crime are however included as key topics in the Part One Scoping Report.

Recommendation

The Executive is recommended to:

1. Agree the Part One Scoping Report for the SA of the LDF, together with its Non-Technical Summary (Appendix I), for public consultation.
2. Agree that the Head of the Planning and Transportation be authorised to make non-material changes as may be necessary to the SA Scoping Report. These changes will include those associated with branding and those associated with ensuring that the Non-Technical Summary is in plain English.
3. Agree that the Head of the Planning and Transportation be authorised to develop and undertake consultation on Part Two Scoping Reports, which will be specific to each individual LDF document.

Reason

To assist in achieving the Community Priorities of “Making Barking and Dagenham Cleaner, Greener and Safer” and “Regenerating the Local Economy”.

Contact Officer:	Title:	Contact Details:
Gordon Glenday	Sustainable Development Group Manager	Tel: 020 – 8227 3929 Fax: 020 – 8227 3774 Minicom: 020 – 8227 5755 E-mail: gordon.glenday@lbbd.gov.uk

1. Background

SA Purpose and Requirements

- 1.1 The purpose of Sustainability Appraisal (SA) is to promote sustainable development through better integration of sustainability considerations in the preparation and adoption of plans.

- 1.2 We are legally required to undertake SA of the LDF under the Planning and Compulsory Purchase Act (PCPA) 2004. Under different legislation, namely the UK Strategic Environmental Assessment (SEA) Regulations, we are also required to undertake SEA of the most of the LDF documents. The SA of the LDF will meet the requirements of both sets of legislation.
- 1.3 As set out in the Council's Local Development Scheme (LDS) reported to the Executive in March 2005, the LDF will comprise three Development Plan Documents (DPDs) and three Supplementary Planning Documents (SPDs). This Executive Report relates primarily to the SA of the Development Plan Documents as the SA of the Supplementary Planning Documents is taking place as a separate process.

Purpose of the Part One Scoping Report

- 1.4 The purpose of the scoping stage of SA is to establish the environmental baseline in the borough, identify key sustainability issues for the borough and also to identify a set of sustainability objectives for the borough.
- 1.5 The Part One Scoping Report is to be used as a guide for undertaking future SAs on the plans falling under the LDF. As each individual Development Plan Document is developed, a Part Two Scoping Report will be developed. This will be a considerably shorter document and will reflect the specific detail relevant to the plan.

Content of Part One Scoping Report for the SA of the LDF

- 1.6 The identification of sustainability issues in Barking and Dagenham was achieved through the analysis of relevant plans, programmes and policies, combined with a thorough examination and collation of social, economic and environmental baseline information. Careful regard has been made to: the established community priorities outlined in *Building Communities: Transforming lives – a Community Strategy for Barking and Dagenham*; the Council's Performance Plan *Futures*; the London Plan; the UK's Sustainable Development Strategy *Securing the Future* (2005); and various Planning Policy Statements adopted by the Office of the Deputy Prime Minister.
- 1.7 Sustainability issues were identified for Barking and Dagenham, and these were encompassed in the following themes:

- Employment
- Transport
- Road Safety
- Material Assets
- Housing
- Social Deprivation
- Education / Skills
- Health
- Crime
- Cultural Heritage
- Water
- Flooding
- Air Quality
- Soil
- Waste
- Sustainable Design and Construction
- Climate Change
- Parks and Green Spaces
- Biodiversity

1.8 These sustainability issues were then used to develop 21 sustainability objectives.

1. To contribute towards reducing crime and the fear of crime
2. To ensure accessibility to key services and facilities for all
3. To reduce social deprivation within the borough
4. To improve the overall health and wellbeing of LBB&D residents
5. To increase employment opportunities for local people
6. To increase access to educational and vocational training for all local residents
7. To increase supply of housing, choice and quality of housing and affordable housing within the borough
8. To ensure LBB&D is served with a sustainable transport system
9. To protect, maintain and enhance the historic and cultural environment
10. To ensure LBB&D provides attractive sites for inward business investment
11. To reduce the emission of substances that contribute to climate change
12. To reduce the risk of flooding
13. To improve chemical and biological water quality
14. To improve the condition of contaminated sites
15. To improve air quality throughout the borough
16. To protect and improve the provision of open space
17. To protect areas of biodiversity value, including those habitats where rare fauna species exist
18. To take advantage of opportunities to enhance biodiversity in the borough
19. To reduce water consumption per capita in the borough
20. To reduce energy consumption per capita in the borough
21. Move away from disposal of waste towards waste reduction, re-use, recycling and recovery

1.9 Proposals and policies in future LDF documents will be appraised to see to what extent they contribute towards meeting these sustainability objectives. This exercise will lead to the refinement of policies ensuring the principles of sustainable development are integrated into both our policies, buildings and urban infrastructure.

Consulting on the Scope of the SA

1.10 In accordance with UK Regulations *The Environmental Assessment of Plans and Programmes Regulations 2004* (SI 2004 No. 1633), the Countryside Agency, English Heritage, the Environment Agency and English Nature have been consulted on the scope of the SA. Responses have been addressed and incorporated where appropriate in Part One Scoping Report. All consultee responses and subsequent action relating to these have been recorded in Appendix 3 of Part One Scoping Report.

1.11 The Thames Gateway London Partnership and the Primary Care Trust have also been consulted in the development of the Scoping Report.

1.12 Within the Council, the following divisions have been consulted:

- Planning and Transportation Services
- Asset Management and Development
- Environmental Management

- Leisure and Community Services
- Technical and Operational Services
- Regeneration Implementation
- Policy and Performance
- Health and Consumer Services
- Housing Strategy
- Social Services

2. Proposal

- 2.1 It is proposed that the Executive agree the Part One Scoping Report for public consultation. The public consultation will take place alongside the consultation of the LDF Issues Papers (see Executive Report on Issues Papers 8 November 2005).
- 2.2 It is also proposed that the Head of the Planning and Transportation Division be authorised to develop and undertake consultation on Part Two Scoping Reports, which will be specific to each individual LDF document. The Part Two Scoping Reports will be considerably shorter than the Part One Reports. They will follow the methodology set out in the Part One Report but will allude to specific detail relevant to each DPD. Once prepared, consultation with the four statutory consultation bodies will be undertaken on the Part Two Reports and they will be placed on the Council's website for information.
- 2.3 By involving the wider public and other key community bodies at an early stage of the SA process, the Council will be following best practice which will help ensure the SA work is carried out in a comprehensive and robust manner.

Other Options

- 2.4 The alternative to approving the Part One Scoping Report and to undertaking public consultation on this would be to limit consultation on the scope of the SA to only the four statutory consultation bodies (the Countryside Agency, English Nature, English Heritage and the Environment Agency).
- 2.5 The disadvantage with this approach however would be that the public and community groups would be unaware of the progress of the SA of LDF and would not be in a position to provide informative input. There is a risk that this would lead to confusion and unnecessary objections at subsequent stages of the SA of the LDF when the Council would be required to undertake wider public consultation.

Risk Management

- 2.6 The risk of not approving this Part One Scoping Report for public consultation is that the Council would not be following best practice guidance set out by the Government. Existing Government guidance states that *'consultation at this stage helps to ensure that the SA will be comprehensive and robust enough to support the DPD through later stages of full public consultation and examination.'* (ODPM, 2004)

- 2.7 Not agreeing the Part One Scoping Report for public consultation will also have an adverse impact on other Council processes, namely the production of the LDF. The Council is required by the SEA Regulations to consult four statutory environmental bodies (The Environment Agency, the Countryside Agency, English Nature and English Heritage), on the scope of each Sustainability Appraisal of every LDF document. As stated above in paragraph 1.10, these bodies have been consulted on an initial version of this Scoping Report in May this year. Having a generic Scoping Report however agreed by the Executive for wider consultation will bring two key benefits. Firstly, it will ensure there is consensus on what the approach should be for all LDF-related SA work. Secondly, it will ensure organisations and members of the public who represent views other than the four statutory environmental organisations will have an opportunity to provide input. Both these benefits will help ensure that LDF-related SA work is robust and comprehensive and that the process of undertaking the actual work is streamlined, consistent and efficient.
- 2.8 The risk of not agreeing to permit delegated authority for the preparation and consultation on subsequent Part Two Scoping Reports is that these reports would then have to be presented before the Executive once prepared. This is not considered to be the best use of Councillor time. This is because the Part Two Reports will be very short technical documents which will remain within the parameters of, and follow the methodology set out, in the Part One Scoping Report. Their purpose is to outline any additional details specific to the scope and level of each DPD. Presenting the Part Two Reports to the Executive will also have an impact on our programme of work. There is a risk this would delay the LDF programme.

Impact on Performance Indicators and the Balance Scorecard

- 2.9 The SA process is an integral part of the LDF production. As such, the Part One SA Scoping Report will contribute to objectives and performance indicators set out in the Council's balanced scorecard. It will assist in achieving the Community Priorities of "Making Barking and Dagenham Cleaner, Greener and Safer", "Regenerating the Local Economy". In particular, it will assist in meeting Best Value Performance Indicator 200 (Existence of or proposals to amend a Development Plan), Cleaner Greener Safer Action Plan point 3b (Provide strategic leadership to ensure that sustainable resources are managed better by focusing on Strategic Environmental Assessments) and Regenerating the Local Economy Action Plan point 3a (Guidelines for development sustainable communities in place and guidelines for development established through the emerging Local Development Frameworks).

3. Financial Implications

- 3.1 This report has no specific financial implications. The financial resources required to undertake SA/SEA related work will come from planning delivery grant monies as agreed by the Executive in June (see Executive Report 28 June 2005 "Planning Delivery Grant").
- 3.2 In its assessment of the environmental baseline of the borough, the Part One Scoping Report identifies a number of data gaps. These include the need for a strategic flood risk assessment for the borough, the possible need for a health

impact assessment, a lack of data on biodiversity in the borough and lack of data on landscape character appraisals. The Part One Scoping Report does not commit the Council to address these data gaps. However, where they are addressed the financial resources will come from planning delivery grant monies.

4. Staffing Implications

- 4.1 The report itself has no specific staffing implications. SA work will however be undertaken through a combination of in-house officer time and the use of consultants. The financial resources required for consultancy work will be sourced from planning delivery grant as agreed by Executive on 28 June 2005 (see Executive Report 28 June 2005 "Planning Delivery Grant").

5. Consultation

- 5.1 Public consultation on the Part One Scoping Report is being undertaken in tandem with public consultation on the LDF Issues Papers. Consultation will be carried out in line with procedures set out in paragraphs 2.7 of the Executive Report on the "Local Development Framework Issues Papers" presented to you on 8 November 2005.
- 5.2 The following Lead Members have been consulted and are either happy with the proposals or have raised no objections.

5.3 Councillors

Portfolio Holders

Regeneration; Cllr Kallar

Local Development Framework Steering Group

- Cllr Fairbrass
- Cllr Kallar
- Cllr Bramley
- Cllr Bruce

5.4 Officers

The following officers have seen this report and are happy with it as it stands.

Regeneration Board (September 2005)

Finance

Alexander Anderson, Head of Finance (DRE)

Alan Russell, Head of Audit

Corporate Strategy

Muhammad Saleem, Solicitor to the Council

Robin Hanton, Corporate Legal Manager

Housing and Health

Jeff Elsom, Crime and Anti Social Behaviour Unit Manager.

Background Papers

- Executive Report and Minute, 28 June 2005. Re: Planning Delivery Grant 2005/2006
- Executive Report and Minute, 15 March 2005. Re: London Borough of Barking and Dagenham Local Development Scheme

Other Documents

- London Borough of Barking and Dagenham Local Development Scheme 2005
- Statutory Instrument 2004 No 1633 *The Environmental Assessment of Plans and Programmes Regulations 2004*
- Planning and Compulsory Purchase Act 2004
- The Town and Country Planning (Local Development) (England) Regulations 2004
- Building Communities: Transforming Lives – a Community Strategy for Barking and Dagenham
- The London Plan – Spatial Development Strategy for Greater London, Mayor of London 2004
- Securing the Future – Delivering UK Sustainable Development Strategy, HM Government, 2005
- Sustainability Appraisal of Regional Spatial Strategies and Local Development Frameworks Consultation Paper, ODPM 2004
- Unitary Development Plan, LBBD (1996)

Appendix One

The Local Development Framework Sustainability Appraisal



Scoping Report for the LDF Non Technical Summary August 2005

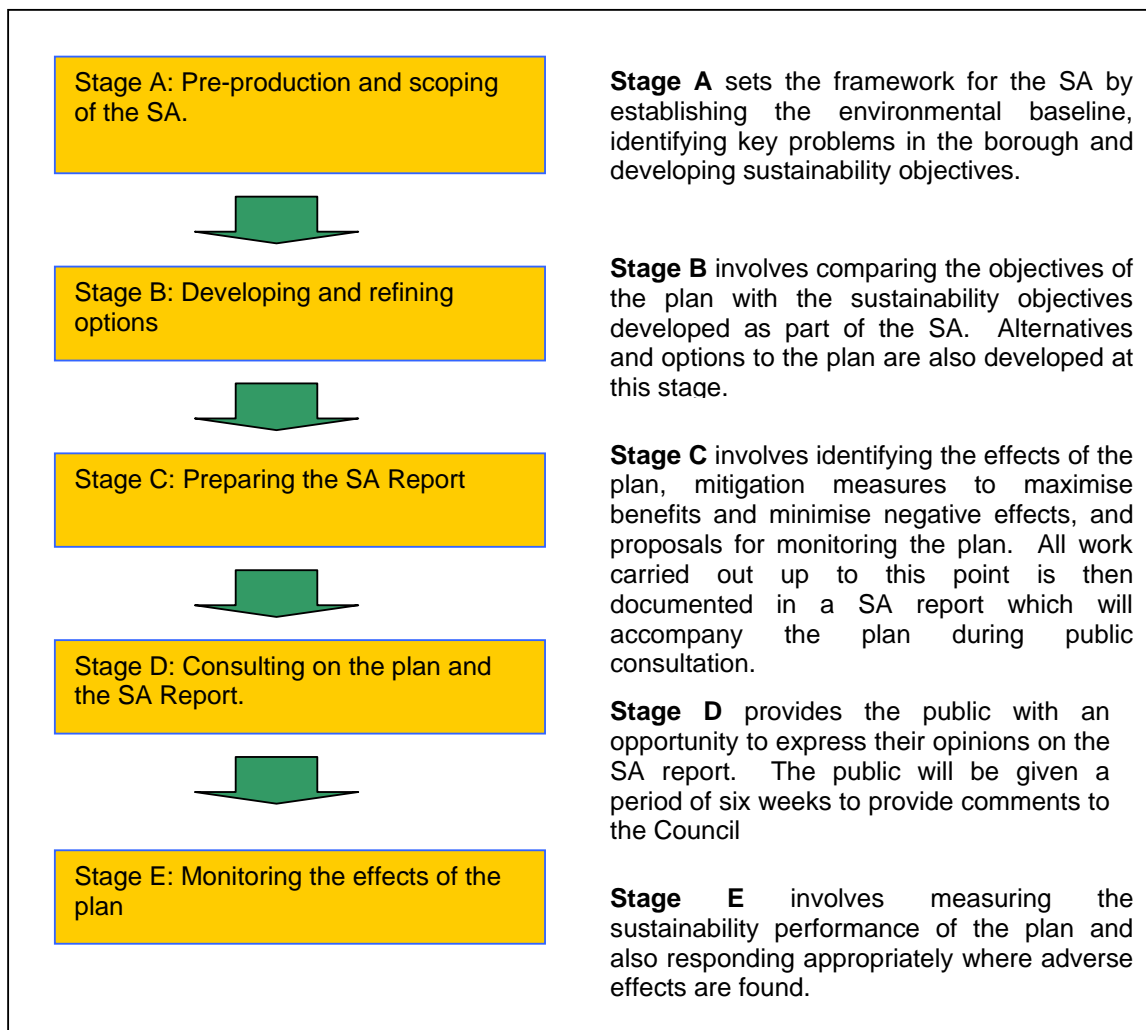
Contents

Sustainability Appraisal	3
The Local Development Framework	4
Baseline Information	5
Key Sustainability Issues	19
Sustainability Objectives	21
Consultation	22

1 Sustainability Appraisal

The Council is required by Government to undertake a Sustainability Appraisal (SA) of the Local Development Framework (LDF). The LDF is in the early stages of preparation. By 2008 it will replace the Unitary Development Plan 1996 and become the existing spatial plan for the borough.

SA is a process aimed at promoting sustainable development and involves the following stages:



We are currently at Stage A of the SA process. So far, we have prepared a Part One Scoping Report for the SA of the LDF. The Scoping report includes information on the following:

- Baseline information on environmental, social and economic aspects of the borough
- Key sustainability issues which are of importance to the borough

- Twenty one sustainability objectives which are to be used as a basis for appraising future plans.

The Scoping report is to be used as a guide for undertaking future SAs on the plans falling under the LDF. As each individual plan is developed a Part Two Scoping Report will be developed to reflect the specific detail relevant to each plan.

This Non-Technical summary of the Sustainability Appraisal report has been produced to allow for formal consultation on the scope of the Sustainability Appraisal of the LDF.

2 The Local Development Framework

The Local Development Framework (LDF) consists of a folder of planning documents called Development Plan Documents and Supplementary Planning Documents.



Development Plan Documents (DPDs) are different to Supplementary Planning Documents (SPDs) in a number of ways:

- *The DPDs will be the most important consideration when proposed developments are being considered (they will have Development Plan status).*
- *DPDs will be independently examined by the Planning Inspectorate whereas SPDs will not be.*
- *It is quicker to produce an SPD than a DPD.*

We are currently programmed to produce three Development Plan Documents by 2008. These are:

- Core Strategy (vision and objectives, core policies, spatial strategy) DPD;
- Site Specific Allocations DPD;
- Borough Wide Development Policies DPD; and
- Waste DPD.

We are currently in the pre-production stage and have produced a set of issues papers on the following topics. We are consulting on these issues papers at the same time as consulting on the Scoping Report for the SA of the LDF.

- Vision for planning our borough
- Site allocation
- Environment
- Community
- Housing
- Employment

- Town centres and retail issues
- Transport
- Your neighbourhood

In addition to the Development Plan Documents, we are also preparing three Supplementary Planning Documents. These are:

- Urban Design Framework SPD
- Public Realm Strategy SPD
- Broad Street SPD

The three SPDs are being prepared ahead of the DPDs and are subject to a separate Sustainability Appraisal process.

3 Baseline Information

The scoping report provides a detailed account of the physical, economic, social and environmental characteristics of the borough. The topics covered are:

- land use in the borough;
- population of the borough;
- transport in the borough;
- community facilities;
- poverty and social exclusion;
- employment, income and unemployment;
- education;
- housing;
- health;
- accessibility;
- road safety;
- crime;
- cultural heritage and archaeology;
- biodiversity, flora and fauna;
- water and flooding;
- noise and light pollution;
- air and climatic factors;
- soil;
- waste; and
- energy and resource consumption.

A summary of this information is set out below.

Land Use in the Borough

Barking and Dagenham covers an area of 3,618 hectares. The borough is located to the east of Greater London. It is located on the North bank of the River Thames and within the M25 London Orbital Motorway. The neighbouring

London boroughs are Newham, to the West, Redbridge, to the North and Havering, to the East. Bexley and Greenwich are situated south of the River Thames, directly opposite Barking and Dagenham. The image below shows the location of Barking and Dagenham within the wider Greater London area.



Position of the London Borough of Barking and Dagenham within Greater London

The majority of the borough is built-up with most of the land developed as housing or industrial use. There are however 25 parks and green spaces in the borough. In addition to these, there are two significant areas of undeveloped land. These are the marshes bordering the River Thames and the agricultural land to the north east of the borough at Marks Gate.

An evaluation of Barking and Dagenham's parks and green spaces has shown that most of Barking and Dagenham's parks and green spaces are in poor condition. It was found that there is a general lack of facilities in the parks and green spaces – particularly toilets and refreshments. There was also found to be a lack of local parks in certain areas of residential neighbourhoods as well too few trees in the borough.

Changes in Land Use

In the next 20 years, Barking and Dagenham is expected to undergo considerable change. A number of existing large brownfield sites, previously home to industrial activity, is due to be redeveloped into housing land. Such sites include:

- Barking Riverside – a 200 hectare site, the largest brownfield site in Western Europe. It is a former industrial site, once occupied by three power stations and a refuse tip. Remediation of the land began in 1994, and a current planning application proposes 10,800 flats and houses.
- Dagenham Dock – a 133 hectare site identified by the Council for employment uses and promoted as a location for green industries.

- South Dagenham – an 80 hectare site identified for a mix of commercial and residential development.
- Barking Town Centre – identified by the Council as a key regeneration area with potential to accommodate an additional 4,000 homes

The Borough's Population

According to the 2001 census, there are 163,944 people living in the borough. More recent estimations bring this figure up to 167,300.

There are four major groups represented in the ethnic diversity of the borough's population. The 2001 census shows that these are:

- White, which comprises 85.2% of the borough's population
- Black African, which comprises 4.4% of the boroughs' population
- Indian, which comprises 2.3% of the borough's population
- Black Caribbean, which comprises 2.1% of the borough's population

Changing Population

The planned regeneration and redevelopment for Barking and Dagenham is expected to result in a significant increase in population with an additional 70,800 people coming to live in the borough. This will require an additional 25,300 new homes. The projected development within a number of the areas of the borough, particularly along the southern boundary of the borough, would increase the density of dwellings per hectare. This will in turn place new and heavier demands on public services and social infrastructure.

Transport

Transport links from east to west are generally very good in the borough where as north to south connections are limited. Access to the national road system is generally good, particularly via the A12, A13 and A406 which pass through the borough giving access to the M25 and the national motorway network.

Public transport is predominantly rail and bus based. Public transport links are particularly good in Barking Town Centre. The borough is served by a comprehensive network of bus routes and is linked to the London Underground Network.

Future Transport Links

There are future proposals for a Dockland Light Railway (DLR) extension to reach into Barking and Dagenham as well as the development of the East London Transit – a 9km bus-based rapid transit service linking Ilford, Barking and Dagenham Dock by 2007. These proposed improvements to transport infrastructure will help us to adapt to being a larger community.

Community Facilities - Education

In Barking and Dagenham, there are 14 infant, 13 junior and 22 Primary Schools. The borough also has nine secondary schools. Additionally, there is one school

specifically for special needs. There are two higher education institutions within the borough. These are Barking College, and the University of East London.

The Council's assessment of education needs shows that the borough will need around 18 primary schools and 4 secondary schools to meet the demands of the 25,300 additional homes planned.

Community Facilities – Health and Emergency Services

There are currently 12 main primary health care centres in Barking and Dagenham. There are also 53 GP offices and 33 Pharmacies.

There are no Accident and Emergency services within the borough. King George and Oldchurch, located outside the borough, provide accident and emergency services for residents within Barking and Dagenham.

In order to ensure the future needs (given the predicted population growth) of the borough is taken into account, the North East London Strategic Health Authority is planning to work together with the local authorities in the Thames Gateway.

There are currently two Fire Stations and two Police Stations in Barking and Dagenham. Both services have a facility located in each of the main centres of the borough.

Poverty and Social Exclusion

A key indicator demonstrating levels of poverty and social exclusion is the Multiple Index of Deprivation. This is collected by Government and is made up of six categories; income, employment, health and disability, education, housing and access to services. In 2001 three wards within Barking and Dagenham fell within the 10% most deprived wards in the country. These were Abbey, Gascoigne and the former Fanshawe ward. These three are priority areas for the Council in terms of tackling deprivation.

Poverty and social exclusion are closely related to wider issues such as provision of adequate housing, employment and education. These are discussed further below.

Employment

Employment Market

Barking and Dagenham has long been associated with manufacturing. However, this position has been changing rapidly, with almost half of the jobs within the manufacturing sector in the borough being lost over the last five years. While the sector continues to be a significant local employer, it has now been overtaken in importance by wholesale and retail, which now accounts for over one-in-five local jobs.

Employment Rate

The employment rate shows the proportion of working age people who are in employment. In Barking and Dagenham the employment rate is 64.8%. This is lower than the average rate for Greater London and the average rate for the country. In Greater London the employment rate is 69.3% in London and in the country the average employment rate is 74.3%.

Income

The average wage in Barking and Dagenham is lower than the national and the average figure for London. In 2003, the average hourly wage for full-time employees was only 72% of the average figure for London, with men in the borough earning only 68% of the London average wage

In Barking and Dagenham, household income is 22% below the average for London and 8.5% the national average. This is lower than in any other borough in London.

Unemployment

In January 2005 there were 3,880 Jobseekers Allowance claimants from Barking & Dagenham, giving an unemployment rate of 5.4%. The unemployment rate in the borough is lower than the average for London which is 5.8%.

The table below however shows that there are hotspots of unemployment within the borough. The highest rates were found in Gascoigne (8.8%), Thames (7.5%), Heath (7.4%) and Village (7.1%). Almost a third (31%) of unemployed residents lived in these four wards (1,200 residents). Male rates were higher still, with around one-in-ten unemployed in Gascoigne, Thames and Heath wards.

Table 1: LBB&D Ward claimant count and rates by gender						
January 2005	Claimant count			Claimant count rate (%)		
	Persons	Males	Females	Persons	Males	Females
Abbey	285	195	95	6.2	7.2	5.0
Alibon	205	140	65	5.1	6.2	3.7
Becontree	250	190	60	5.4	7.4	2.9
Chadwell Heath	170	120	50	4.4	5.6	2.9
Eastbrook	210	150	60	4.5	5.8	2.9
Eastbury	230	165	70	5.2	6.7	3.5
Gascoigne	335	250	85	8.8	11.4	5.2
Goresbrook	240	170	70	5.3	6.4	3.7
Heath	280	210	70	7.4	9.8	4.3
Longbridge	110	90	20	2.5	3.6	1.1
Mayesbrook	190	145	45	4.6	6.2	2.5
Parsloes	185	125	60	4.9	5.7	3.7
River	255	190	65	5.5	7.1	3.3
Thames	285	215	70	7.5	10.0	4.2
Valence	195	135	60	5.1	6.2	3.7
Village	300	220	80	7.1	9.2	4.3
Whalebone	145	105	40	3.1	4.0	2.0
Barking & Dagenham	3,880	2,810	1070	5.4	6.9	3.4

Source: GLA/ONS Claimant Count, 2005

Some groups face particular barriers to employment. Locally, the key groups identified by the Council and Jobcentre Plus are those on incapacity benefits (over 8,000) and lone parents (over 5,000). Both are much more significant numerically than those claiming Jobseekers Allowance, and studies indicate that substantial numbers in each category want the opportunity to work. For lone parents in particular, the availability of affordable, local childcare provision will be a key factor.

Education

The borough currently has one of the poorest qualified workforces in London. This can be measured through levels of attainment in literacy and numeracy, vocational qualifications or the proportion of residents with degrees. In 2003/4, 56.8% of our residents of working age (men aged 16-64, women aged 16-59) did not have a qualification at Level 2 of the National Qualifications Framework, or above, compared to 41.0% in London



What is the National Qualifications Framework?

The NQF is made up of 9 different levels of educational and training qualifications. It starts at entry level (with no qualifications) and builds up to level 8 (which indicates a doctorate has been achieved.) Types of qualifications achieved at level 2 includes NVQ (2) qualifications and GCSE's at Grades A* - C.

Housing Stock

The 2002 Housing Needs Survey for the borough indicates that there is a backlog need of 1,258 households, and a newly arising need of 1,790 potential households per year. The survey also found that 14.6% of borough households live in unsuitable housing which relate to specific areas of need, the most prevalent being housing mobility, health problems or housing disrepair.

There is a shortage of affordable housing in the borough. The shortage is greater for 1-bedroom and 4-bedroom affordable homes. The survey calculated that 477 1-bedroom homes and 262 4 bedroom homes are required each year. Within the social rented sector there is a shortage of 1- and 4-bedroom homes.

The London Plan and Housing

The Mayor's London Plan requires that an additional 10,100 homes be built within Barking and Dagenham over the period 1997 – 2016. This is subject to early review through the London Housing Capacity Study and may be increased to 27,000. The Plan also has a regional target of 50% affordable homes, subject to evidence within each London borough on local needs and supply.

Human Health

Health is a major issue in Barking and Dagenham. Barking and Dagenham's life expectancy is significantly below the national and London average for both men and women, with particular problems relating to cancer, heart disease and teenage pregnancy. As a consequence, these three health problems are three key indicators in the Community Strategy for Barking and Dagenham.

Accessibility

The Council measures the percentage of local authority buildings suitable for, and accessible by, disabled people. During 2003/04, 80.52% of buildings in the borough were accessible to the mobility impaired. This represents a marked increase from 29.14% in 2002/03 and is greater than the 40% target, which increases to 81.2% for 2004/05. A comparison to Greater London (28.7%) and the national figure (43.8%) shows that Barking and Dagenham is well above average.

Road Safety

The Council is on target for meeting its road safety targets with the exception of powered two wheeler casualties.

The LBB&D draft Local Implementation Plan states that improved road safety is one of the Council's highest priorities. Improving road safety for children, pedestrians, cyclists and powered two wheelers is particularly important given that:

- these groups are more vulnerable than vehicle occupants;
- there are low levels of car ownership in the borough mean that many residents walk or use public transport; and that
- the Council encourages less reliance on the private car.

Crime

Recorded crime in LBB&D has risen by 7.8% during 2001 to 2004. This compares with an increase of 0.3% across London during the same period. This increase of 7.8% in reported crime over the period 2001 – 2004 is higher than the neighbouring boroughs, where in Hackney it was -1.8%; Havering 1.4%; Newham (0%); Redbridge 1.6%; and Tower Hamlets (5.1%). In England & Wales overall the increase is 7.4%. For the Metropolitan Police Service as whole it is 0.3%.

	2001/2002	2002/2003	2003/2004
Barking and Dagenham	125	124	135
Hackney	196	194	192
Havering	98	96	99
Newham	167	169	167
Redbridge	117	120	119
Tower Hamlets	190	210	200
Metropolitan Police Service	147	151	148
England and Wales	106	113	113

Source: Barking and Dagenham Audit of Crime, Disorder and Drugs

Cultural Heritage and Archaeology

Buildings which are considered to be of special architectural or historic interest are 'Listed' by the Department of Culture, Media and Sport in one of three categories in recognition of their importance: Grades I, II* and II with Grade I being the highest grade.

Barking and Dagenham has 3 buildings Grade I listed buildings, 4 Grade II* buildings and monuments and 23 Grade II listed buildings and monuments.

Buildings at Risk

According to English Heritage, four of Barking and Dagenham statutory listed buildings are 'at risk' (2004). These are shown in the table below.

Table 3: LBB&D's listed buildings and monuments at risk		
Building name and address	Building grade	Condition
Church of St Peter and St Paul, Crown Street, Dagenham	II*	Poor
The Warren Stone, Whalebone Lane North, Chadwell Heath	II	Poor
Warren Farm Barn, Whalebone Lane North, Chadwell Heath	II	Fair
The Old Vicarage, Crown Street, Dagenham	II	Fair
<i>Source: Heritage Counts, 2004: The State of London's Historic Environment (English Heritage, 2004)</i>		

Scheduled Ancient Monument

The borough also has one Scheduled Ancient Monument Site – The Barking Abbey Ancient Monument Site.

Conservation Areas

LBB&D has designated conservation areas within the borough:

- Dagenham Village,
- Barking Town Centre and Town Quay,
- Abbey Road, and
- Chadwell Heath Antiaircraft Site.

Archaeological Excavations

Historic records, archaeological excavations and stray finds have illustrated that the borough also contains potential archaeological sites of all periods of local, national and international significance.

Biodiversity, Flora and Fauna

Statutory Designations

There are five nature conservation sites with a statutory designation in the borough. These are all Local Nature Reserves.

- Chase Nature Reserve
- Eastbrookend Country Park
- Beam Valley Country Park
- Parsloes Park Squats
- Mayesbrook Park Lake South

Sites of Interest for Nature Conservation (SINCs)

There are 18 Sites of Importance for Nature Conservation (SINCs) in Barking and Dagenham. These sites were identified following a survey commissioned by the Greater London Authority (GLA) in 2002.

Sites of Metropolitan Importance within the borough are:

- The River Thames and Tidal Tributaries,
- The Chase Nature Reserve, and
- Barking Reach Nature Reserve including the City Farm (*Ripple Nature Reserve*)

Sites of Borough Importance (Grade I) within the borough are:

- River Roding,
- Furze House Farm,
- Dagenham Breach and the Lower Road Beam,
- Lower Beam Valley and Dagenham Leys,
- Mid-Beam Valley and Dagenham East Lake, and
- Eastbrookend.

Site of Borough Importance (Grade II) within the borough are:

- Barking Park and Loxford Water,
- Mayesbrook and associated water courses,
- Mayesbrook Park Lakes,
- Parsloes Park/The Squatters,
- Lymington Field,
- Whites Farm,
- Goresbrook River,
- Whalebone Lane Hedge, and
- Wantz Lake area.

Sites of Local Importance within the borough are:

- Barking Abbey Ruins and St Margaret's Churchyard,
- Gascoigne Road Pumping Station Rough,
- St Chad's Park,
- Valence House Gardens,
- Reed Road Allotments, Pondsfield Park and adjacent railside,
- St Peter's and St Paul's Churchyard, Dagenham,

- Wellgate Community Farm, and
- Thameside Park City Farm

Species in the borough

There is a wide variety of species of conservation concern existing in the borough. These include trees, wildflowers, birds, dragonflies and moths.

Existing habitats and species in LBB&D should be protected. One way of doing this is to protect open spaces, wildlife corridors and SINC's from development. It is also possible to create conditions within and around buildings which benefit biodiversity. Examples of such ecological enhancements include appropriate landscaping, the planting of native trees, creating green or vegetated walls and roofs.

Water

Three of the four borough boundaries are watercourses. The boundary of LBB&D to the east runs along the Beam River and to the south along the Thames. To the west, part of River Roding is within the boundary of LBB&D and the south-western boundary runs along Barking Creek. Other watercourses within LBB&D include: Buzzard Mouth Sewer; Chequers Lane Ditch; Dagenham Breach; Dagenham Brook; Mayes Brook Relief Channel; Mogs Farm Sewer; River Rom; Roundabout Sewer; Ship and Shovel Sewer; Gores Brook; Loxford Water and Wantz Stream.

The water quality of the rivers Beam and Roding has been measured for a number of years and the information is presented in the table below. The overall chemical quality of the Beam has been 'poor' and the Roding 'fair', with no improvement over the last 5 years.

Table 4: Biological and chemical water quality in the River Roding and Beam				
Year	River Roding		River Beam	
	Biology	Chemistry	Biology	Chemistry
2003	-	Fair	-	Poor
2002	-	Fair	-	Fair
2001	-	Fair	-	Poor
2000	(below expected level)	Fair	(below expected level)	Poor
1999	-	Poor	-	Poor
<i>Source: The Environment Agency, 2005</i>				

The borough is required by Government and European legislation to improve the water quality of its rivers considerably within the next 10 years.

Flood Issues

According to the Environment Agency, around 5 million people, in 2 million properties, live in flood risk areas in England and Wales¹.

Sources of Flooding in LBB&D

Parts of LBB&D are at risk from flooding from a number of sources:

- Tidal Flooding from the River Thames
- Fluvial Flooding from Barking Creek, River Roding, Rivers Beam and Rom
- Through neighbouring boroughs (from the River Thames)
- Other watercourses within the borough
- Ground water and surface water – flooding may occur as a result of a failure of local drainage systems (e.g. during flash floods) or due to rising groundwater.

Managing Flood Risk

The Government has made clear that it expects local planning authorities to apply a risk-based approach to the preparation of development plans and their decisions on development control through a sequential test. This means that when allocating land in development plans or deciding applications for development at any particular location, those responsible for the decision would be expected to demonstrate that there are no reasonable options available in a lower-risk category, consistent with other sustainable development objectives.

Noise Pollution

The noise levels in Greater London are amongst the highest levels experienced in the UK and are above the recommended daytime noise levels (recommended by the World Health Organisation). Within Barking and Dagenham the main source of noise is the major road networks with the highest noise pollution levels being along the A13.

Air and Climatic Factors

There are two air quality monitoring stations in Barking and Dagenham. One monitoring station is located near Dagenham Road in Rush Green and has been monitoring levels of nitrogen dioxide (NO₂) and sulphur dioxide (SO₂) since 1993. The other is located near Morrison Rd, Scrattons Farm and has been monitoring levels of fine particulate matter (PM₁₀) since 1999. Both stations are 'suburban' sites, which mean that the sites record pollution levels that can be considered broadly representative of nearby residential areas.

In general, the air quality objectives for have been achieved. However, during 2003 the borough failed to meet the Air Quality Strategy objective for particulate matter.

¹ See www.environment-agency.org.uk



What are PM₁₀, NO_x and SO₂?

PM₁₀ - Particulate matter is the general term used for a mixture of solid particles and liquid droplets found in the air. PM₁₀ can cause throat and nose irritation and also be a cause of lung cancer. PM₁₀ is emitted from industrial plants, crushing and grinding operations and windblown dust

NO₂ - Nitrogen Dioxide is a gas which reacts with volatile organic compounds to form ground-level ozone. NO₂ is an ingredient of acid rain which can damage trees and lakes. The health effects can be lung cancer and breathing difficulties. Cars are an important source of NO₂.

SO₂ - Sulphur Dioxide is a gas produced by burning coal. SO₂ is an ingredient of acid rain which can damage trees and lakes. The health effects of SO₂ are breathing difficulties.

Sources of Air Pollution

PM₁₀ in the borough can be linked to easterly winds transporting fine particulate pollution across the UK from industrial areas of Europe. This means that we have limited control over this pollutant.

Nitrogen dioxide pollution is linked closely to road vehicles, public transport and domestic heating which means that we have more control over the level of this pollutant.

Soil

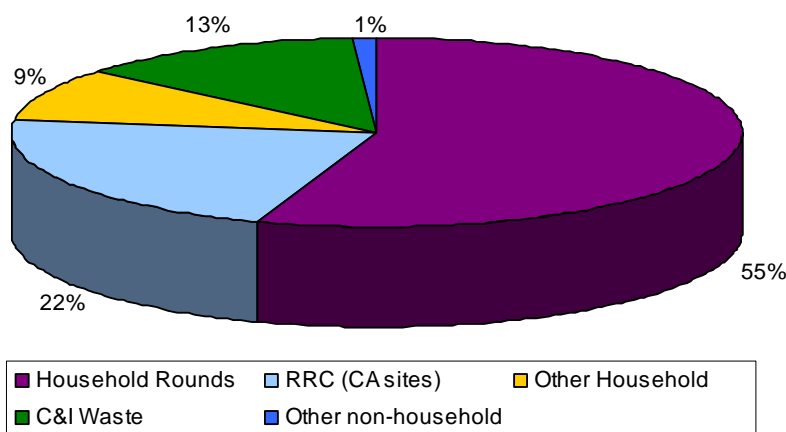
Contaminated Land

Barking and Dagenham has a long history of industrial land use. In accordance with Government guidance, all former industrial land should be regarded as potentially contaminated. The Council has a Contaminated Land Strategy in place. This sets out a systematic and logical approach to dealing with contaminated land. As part of the strategy, a number of sites have been prioritised for further investigation to assess the impact (if any) on the health of Barking and Dagenham residents, and to develop strategies for bringing the land back into productive use.

Waste

Municipal Waste Arisings

During 2003/04 Barking and Dagenham generated approximately 107 000 tonnes of municipal waste – with approximately 86% being household waste, and the remaining 14% generated by commercial premises. This is illustrated in the diagram below.



Barking and Dagenham municipal waste arisings in 2003/04 (Source: Municipal Waste Management Strategy for LBB&D; 2005b)

Recycling and Composting

Recycling and composting rates of household waste has been well below the regional and national averages over the last few years. The table below shows Barking and Dagenham's performance in the Best Value Performance Indicators (BVPI) for waste between 2000 and 2004.

Best Value Performance Indicator		2000/01	2001/02	2002/03	2003/04
BV82a	Percentage of the total tonnage of household waste arisings which have been recycled	4.06%	1.81%	1.96%	5.77%
BV82b	Percentage of the total tonnage of household waste arisings which have been sent for composting	0.46%	0.29%	0.22%	0.9%
BV84	Number of kilograms of household waste collected per head	568.68	671.16	620.02	542.4
BV86	Cost of waste collection per household	£24.42	£29.57	£31.31	£36.46
BV91	Percentage of population resident in the authority's area served by a kerbside collection of recyclables	N/A	N/A	33%	49.1%

Source: LBB&D Performance Plan, Appendix One (LBB&D, 2004)

Proposed new waste processing infrastructure

There is a new waste processing infrastructure in the pipeline which means that the borough's future recycling rate is expected to increase significantly.

Energy and Resource Consumption

Ecological Footprint of LBB&D

In 2004, a study was produced detailing the ecological footprint of LBB&D. The ecological footprint was based on four categories of consumption:

- food production and supply
- housing and domestic energy use
- personal transport
- goods and services

The ecological footprint for LBB&D found that:

- If everybody in the world led the lifestyle of the average resident of Barking and Dagenham we would need 2.5 planets to support us.
- The typical footprint of a Barking and Dagenham resident is 12% smaller than the typical footprint of the average Londoner.



What does ecological footprint mean?

The ecological footprint of a person is the number of hectares of land that has been used up (developed for farming, roads, housing etc) in order to provide him/her with his/her everyday requirements (e.g. food, housing, energy, equipment including television, computer, clothes etc)

Energy Efficiency

There is data available on the energy efficiency of residential dwellings in the borough. The energy performance of a home is measured through the Standard Assessment Procedure or SAP. The SAP rating ranges from one (very inefficient) to 120 (highly efficient), and the average SAP rating of homes in England is 45. The average SAP rating of local authority owned buildings within Barking and Dagenham was recorded as 59 and 60 in 2003/4. The Council has set a target to increase this to 61 by 2005/6 and to 61.5 by 2006/7.

Energy sourced from Renewable Sources

There is no data available on the amount of energy used in the borough which comes from renewable sources. There are however two 1.8 MW wind turbines on the Ford Motor Company's Dagenham Estate, one of which is located in the borough. The annual electricity output of these wind turbines is 6.7 million kWh (equivalent to the annual electricity consumption of over 2,000 homes). The two wind turbines result in annual emission savings of 5,763 tonnes of CO₂, 67 tonnes of SO₂ and 20 tonnes of NO₂.

Climate Change

Global temperatures have risen by about 0.6° C in the last 100 years. The UK climate has also changed over the same period. Temperatures in central England rose by almost 1° C throughout the twentieth century. There are a

number of expected impacts resulting from climate change. This includes continued rises in annual average temperatures, shorter, warmer winters and longer summers, heavier rainfall during the winter and changes in the sea level.

Adapting to climate change

It is important that we learn to adapt to the impacts of climate change. Ways of adapting to these impacts include designing our built environment to cope with hotter weather and an increased frequency of flooding. Both these issues are relevant sustainability issues for the LDF.

4 Key Sustainability Issues

As part of the Scoping stage, sustainability issues considered to be of key importance to the borough have been identified. These have been derived from studying the baseline information and can be summarised (in no particular order) as follows:

Employment

- Employment patterns are changing in the borough. This change is characterised by a decline in the manufacturing sector and a rise in wholesale and retail.
- There is a need to bring employment opportunities to local people.
- The average salary in the borough is low compared with the regional and national average.
- The employment rate in the borough is low compared with the regional and national average.
- There are hot spots of unemployment in the borough. These tend to correlate with the most deprived wards in the borough.
- Vulnerable groups such as those on incapacity benefits and lone parents in the borough face particular barriers to employment

Transport

- There are poor north-south links.
- Population and economy is forecast to grow in the borough. This brings with it an expected growth in car ownership. It is important that adequate transport infrastructure can accommodate growth in population in a sustainable manner.

Road Safety

- Improving road safety for children, pedestrians, cyclists and powered two wheelers is particularly important.

Community Facilities

- There are no Accident and Emergency services in Barking and Dagenham.
- There are increased demands for access to public services (e.g. schools) and social infrastructure resulting from projected increased in population

Housing

- There is insufficient overall supply of housing in the borough.
- There is a lack of affordable 1- and 4- bedroom homes.
- There are high levels of social and private housing stock not achieving the Decent Homes standard.

- There is an identified shortage of single (1 bed) and family (4 bed) sized homes
- There are high levels of special needs residents in the borough who have special housing requirements.

Poverty and Social Deprivation

- Abbey and Gascoigne wards fall within the 10% most deprived wards nationally.
- Barking and Dagenham has the poorest qualified workforce in London.

Health

- Health is a major issue in Barking and Dagenham – life expectancy is significantly below the national and regional average for both men and women, and there are particular problems relating to cancer, heart disease and teenage pregnancy.

Crime

- Reported crime has risen dramatically 2001-2004.
- Crime is relatively higher in Barking Town Centre.

Cultural Heritage

- Barking and Dagenham has a long and important history with many rich heritage assets and, in comparison with neighbouring boroughs, it has much unrealised potential.

Biodiversity, Flora and Fauna

- Barking and Dagenham is home to a number of habitats and species which are of conservation concern and priority species. These need to be protected.
- There are potential transboundary impacts on Sites of Special Scientific Interest (SSSI) which exist in neighbouring boroughs.

Water and Flooding

- The waterways in Barking and Dagenham are of poor quality.
- The borough has areas which are at risk of fluvial and tidal flooding – any new development must undergo a detailed flood risk assessment in line with the Environment Agency's flood risk standing advice.
- Surface water flooding. There is considerable amount of new residential development in the pipeline in the borough. If not designed with sufficient Sustainable Urban Drainage systems or drainage capacity this will increase run-off and risk of flooding. There is a need to restrict discharge rates from new development to an appropriate level.
- Ground water flooding. The borough has areas of low lying land that are at risk from ground water flooding.

Air Quality

- Whilst the borough is meeting most of their air quality targets, air quality may get worse with increased traffic growth and development

Land Contamination

- There is a history of land contamination in the borough due to former industrial uses. There is a need to ensure that remediation of contaminated sites take place to reduce threat to human health and water courses etc. e.g. by cleaning up sites when they come up for development.

Waste

- There are high amounts of waste generated per capita, coupled with low recycling and composting rates.

Lifestyle of Residents

- Barking and Dagenham residents are high consumers. There is a need to address the borough's consumption of energy, natural and man-made resources through ensuring development is resource efficient.

Climate Change

- There is a need to adapt to climate change by designing the built environment to cope with hotter summers and increased risk of flooding.
- The UK Government has set a national goal of reducing CO₂ emissions by 20% below the 1990 levels by 2010. A range of improvements are needed to meet this target.

Open Spaces

- There is a need for a well-connected system of attractive parks and green spaces that are managed and maintained to satisfy the diverse needs of all members of the borough's communities.
- The quality of the borough's parks and green spaces are in need of improvement. Improved spaces are a key factor in the regeneration of areas.
- There are opportunities to improve the landscape character of the reaches of the River Thames Strategy Area which fall within the borough.
- There is low tree coverage within the borough.
- There is pressure for development on the borough's green belt and open space.

5 Sustainability Objectives

A set of twenty-one sustainability objectives has been developed to reflect the key sustainability issues in the borough. These will be used to appraise future plans which are developed as part of the LDF.

These twenty-one sustainability objectives, listed in no particular order, are:

- 1 To contribute towards reducing crime and the fear of crime
- 2 To ensure accessibility to key services and facilities for all
- 3 To reduce social deprivation within the borough
- 4 To improve the overall health and wellbeing of the borough's residents
- 5 To increase employment opportunities for local people
- 6 To increase access to educational and vocational training for all local residents
- 7 To increase supply of housing, choice and quality of housing and affordable housing within the borough
- 8 To ensure the borough is served with a sustainable transport system
- 9 To protect, maintain and enhance the historic and cultural environment
- 10 To ensure LBB&D provides appropriate sites for inward investment from businesses

- 11 To reduce the emission of substances that contribute to climate change
- 12 To reduce the risk of flooding
- 13 To improve chemical and biological water quality
- 14 To improve the condition of contaminated sites
- 15 To improve air quality throughout the borough
- 16 To protect and enhance the quantity, character and quality of open spaces.
- 17 To protect areas of biodiversity value, including those habitats where rare² fauna and flora species exist
- 18 To take advantage of opportunities to enhance biodiversity in the borough
- 19 To reduce water consumption per capita within the borough
- 20 To reduce energy consumption per capita in the borough
- 21 To move away from disposal of waste towards waste reduction, re-use, recycling and recovery

6 Public Consultation

We welcome your comments on this report. We are particularly interested to know the following:

1. Do you feel we have missed out important information in the baseline information on social, environmental and economic issues?
2. Have we missed out any key sustainability issues?
3. Do you agree the twenty-one sustainability objectives reflect the true needs of the borough?

Please direct your comments on this report to:

Melissa Nichols, Environmental Sustainability Officer
127 Ripple Road, Barking, Essex, IG11 7PB
Tel: 020 8227 3905
E-mail: melissa.nichols@lbbd.gov.uk

If you would like to obtain a full copy of this report or if you have any further queries regarding this report please contact Melissa Nichols (contact details above).

² 'Rare' in this case refers to species of conservation concern and priority species