

LD31

LD31 Mapping changes document

This file include images of all proposed mapping changes as described in LD20 Pre-Submission modifications (2019):

Modification/minor modification number	Page number	Paragraph number	Change to be made	Link to representation(s) (if applicable)
M1	Policies Map	n/a	Policies Map Extension of East Village town centre boundary to include retail uses that are being developed within the plots N06.	PRN.045
M6	209/Policies Map	SA2.4	Extension of the site allocation boundary to include the whole land which was previously included as Zone 5 of the Chobham Farm development and already has extant permission.	PRN.033
MM1	Policies Map	n/a	Remove the boundary for the Central Activities Zone (CAZ) reserve	PRN.040
MM33	135	Figure 25	Amend to correct location of Jupp Road bridge enhancement and amend to show Principal Connection enhancement for whole of Stratford station.	PRN.013
MM34	135	Figure 25	Amend to correct IQL to Stratford Waterfront as off-road connection.	PRN.040
MM40	207	Illustration map	Plot N16 to be shown as a development parcel.	PRN.045
MM51	220	Figure 36	Amend to correct location of Jupp Road bridge enhancement and amend to show Principal Connection enhancement for whole of Stratford station.	PRN.013
MM52	220	Figure 36	Amend to correct IQL to Stratford Waterfront as off-road connection.	PRN.040

M1

SA2.3

SA2.4

Ulysses Place

SA2.2

East Village

Victory Park

Public Park

Penny Brookes Str

Anthems Way

International Way

International Way

Stratford International

Hitchcock Lane

Roundhouse Lane

SA3.1

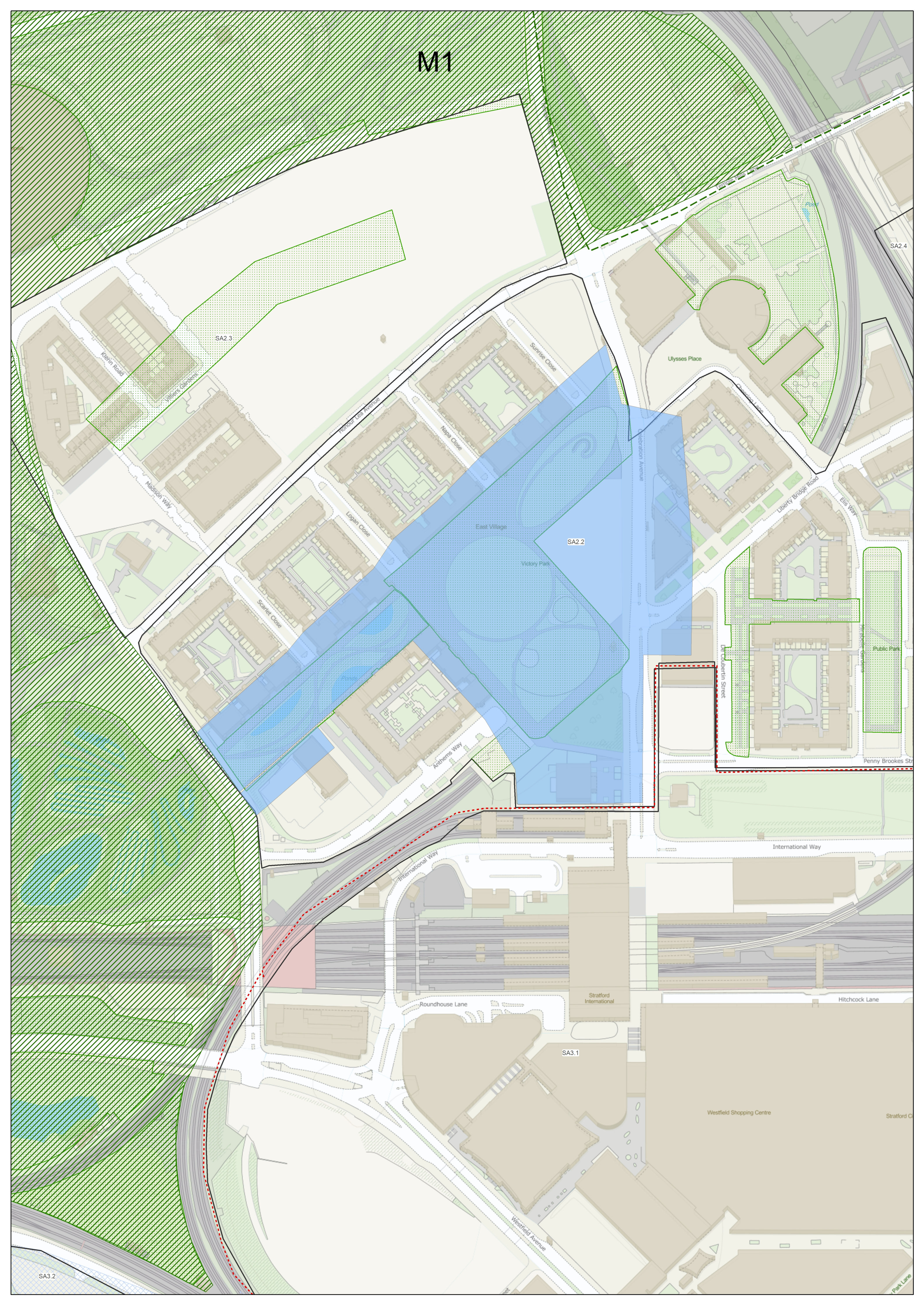
Westfield Shopping Centre

Stratford C

Westfield Avenue

SA3.2

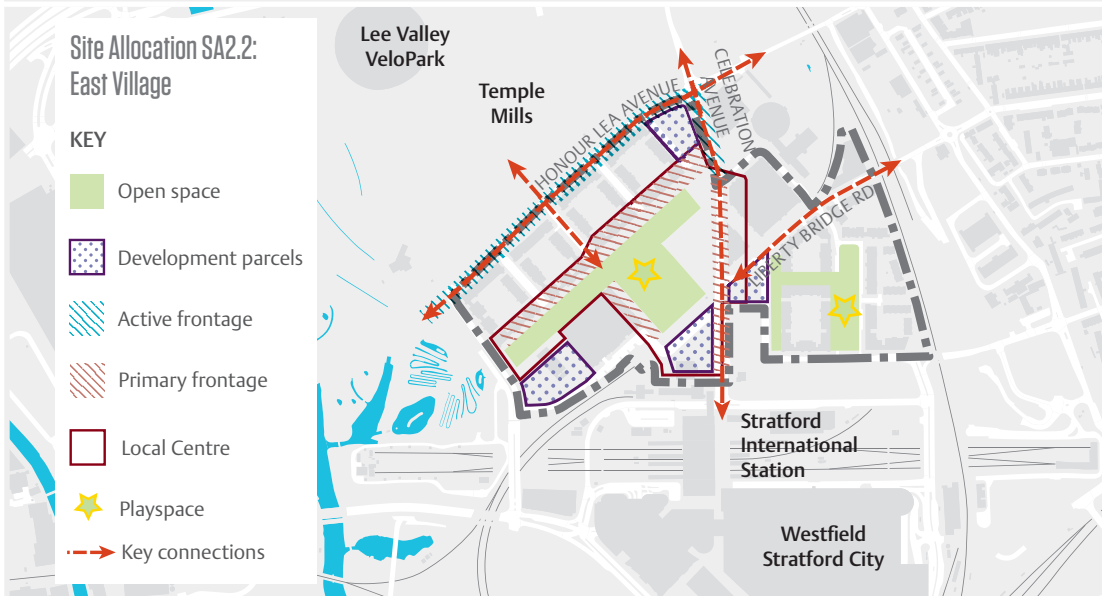
Park Lane



Site Allocation SA2.2: East Village

SITE ALLOCATION

Family-focused, medium- to high-density residential development with public open spaces and new Local Centre. Remaining development plots provide capacity for residential development and for retail and commercial uses at ground-floor level within the Local Centre. Retail space within Local Centre not to exceed a total of 9,999 sqm.



Supporting development principles

- Development around existing open space and street network
- Tall buildings and higher densities in southern area close to Stratford International Station and Stratford Metropolitan Centre, medium densities and heights elsewhere
- Subject to Policy 2.3, seek to provide retail and non-residential activities onto route between Stratford International Station and Chobham Manor
- Ensure strong pedestrian and cycle links to Chobham Academy and Sir Ludwig Guttmann Health Centre
- The site allocation is expected to yield a minimum of 1,950 new homes (gross) with affordable housing being delivered in accordance with the current planning permission.

Phasing and implementation

Delivery on site (of undeveloped plots) from 2018/19 onwards.

Relevant planning history

Part of the Stratford City masterplan planning permission (Reference 07/90023/ VARODA) and associated subsequent planning permissions. Remaining plots can be brought forward through reserved matters applications within this permission. Remaining floorspace within the permission allows the following development within East Village:

- Residential: 194,740 sqm
- Retail: 4,238 sqm
- Leisure: 3,124 sqm
- Community use: 726 sqm

Address

Site address: East Village, Stratford

Existing uses: Vacant development plots within East Village with outline planning permission for development (see planning history)

Size: 18.9 hectares (total site area including the development plots)

PTAL rating: 2-6

Flood Zone: 2 (western half only)

Site Allocation SA2.4: Chobham Farm North

SITE ALLOCATION

Mixed-use development, including family housing, external private or shared amenity space and provision of a link through the site into the Chobham Farm public open space to the south of Henrietta Street.



Supporting development principles

- Minimise impacts on residential amenity from railway line to the west and adjoining community building to the north
- Provision of safe pedestrian crossing route over Henrietta Street between site and Chobham Farm site allocation development (SA2.1)
- Improve public realm and street scene of Leyton Road through design of the development and improvements to the street
- Provide a stepped transition in scale and massing in relation to East Village
- The site allocation is expected to yield a minimum of 200 new homes (gross) with an affordable housing threshold of 50 per cent on public sector land in accordance with Policy H.2.

Phasing and implementation

Delivery on site is expected in three phases, from 2020 onwards

Relevant planning history

12/00146/FUM - the eastern part of the site is a part of hybrid planning permission for Chobham Farm redevelopment scheme (Zone 5)

Address

Site address: Land bounded by Liberty Bridge Road, Temple Mills Lane, Leyton Road and the railway.

Existing uses: Part- D1 use and the remainder of site is currently in B1 and B8 use class employment uses.

Size: 1.22 ha

PTAL rating: 6a/6b

Flood Zone: 1

MM33/MM34

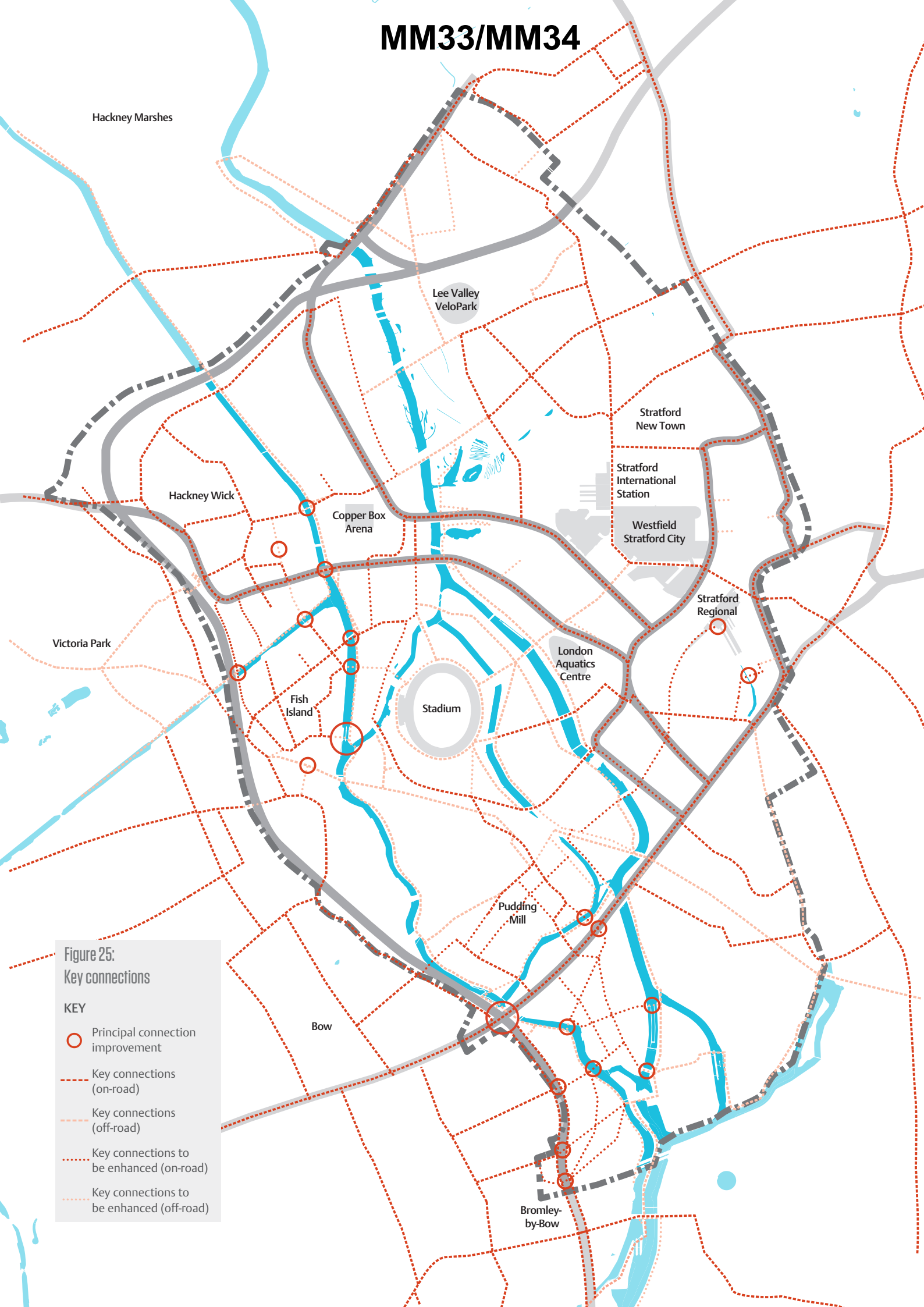


Figure 25:
Key connections

KEY




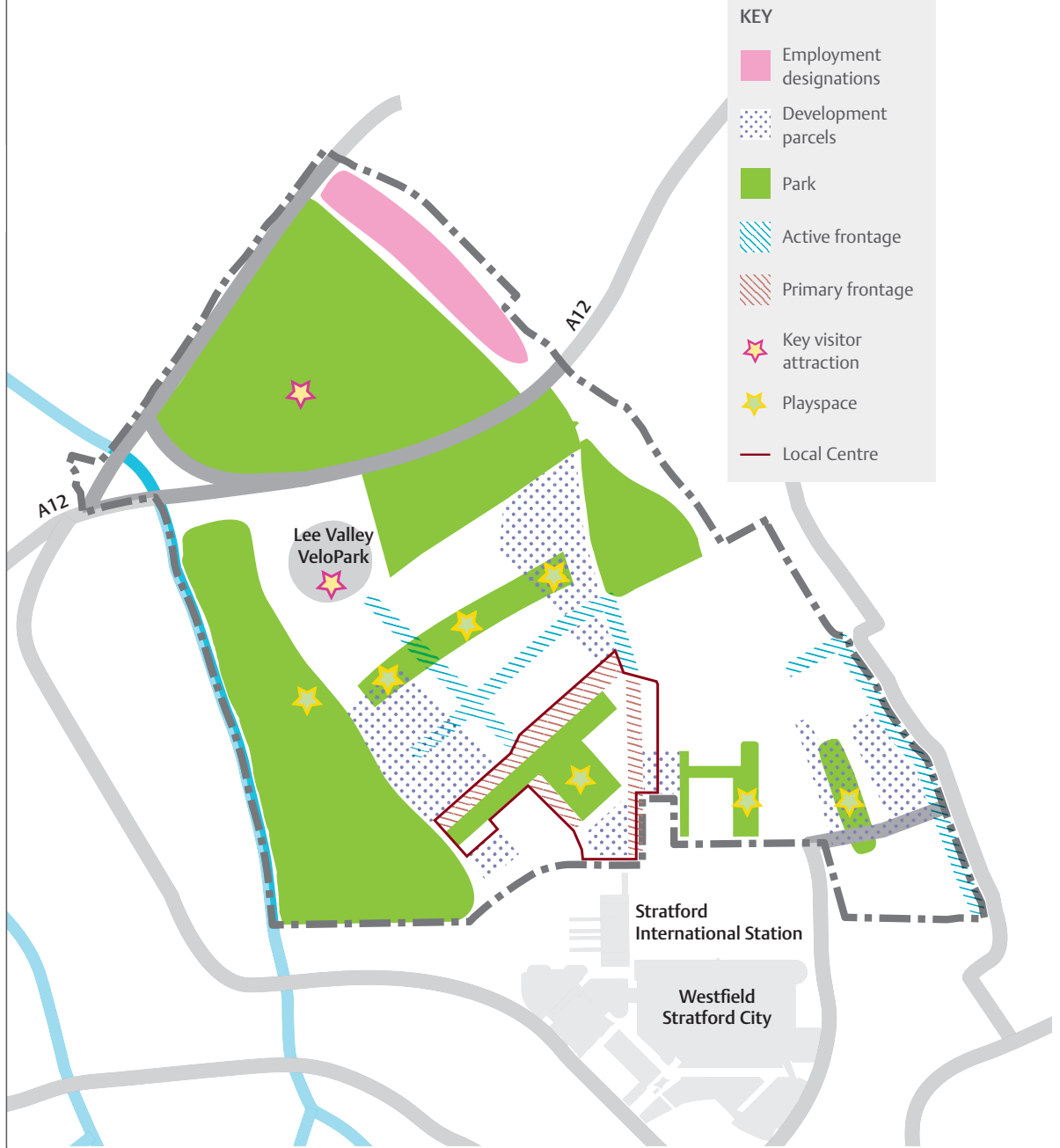
-  Principal connection improvement
-  Key connections (on-road)
-  Key connections (off-road)
-  Key connections to be enhanced (on-road)
-  Key connections to be enhanced (off-road)

Figure 33:
Sub Area 2 key diagram



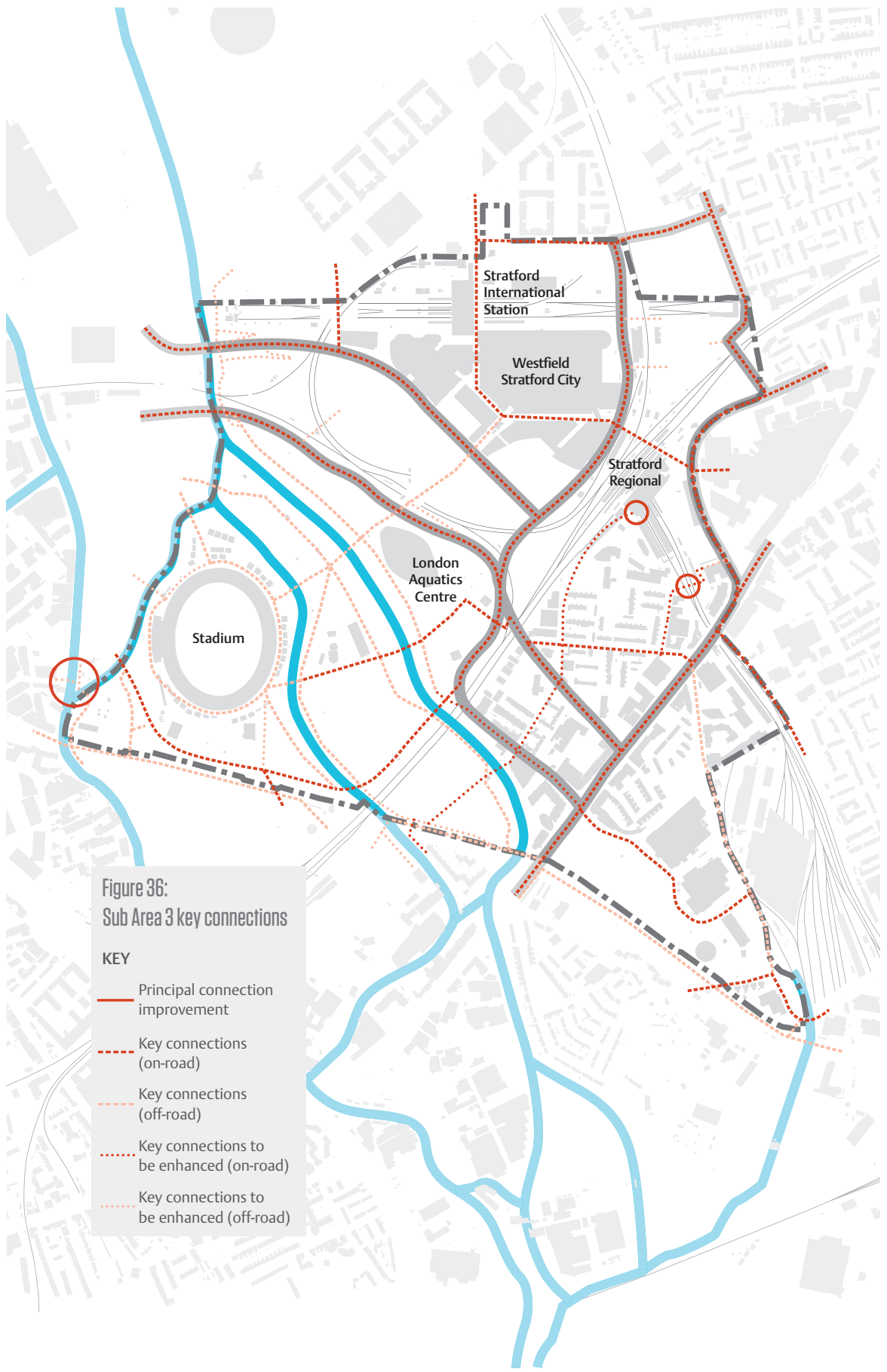


Figure 36:
Sub Area 3 key connections

KEY

- Principal connection improvement
- Key connections (on-road)
- Key connections (off-road)
- Key connections to be enhanced (on-road)
- Key connections to be enhanced (off-road)