



Havering

L O N D O N B O R O U G H

RAINHAM & WENNINGTON AND SOUTH HORNCHURCH WORKING PARTY AGENDA

6.30 pm	Tuesday 16 May 2017	Committee Room 3A - Town Hall
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Members 6: Quorum 2

COUNCILLORS:

Michael Deon Burton (Chairman)
Osman Dervish
Jason Frost
Phil Martin
Ron Ower
Reg Whitney

**For information about the meeting please contact:
Taiwo Adeoye 01708 433079
taiwo.adeoye@onesource.co.uk**

The Working party is responsible for setting a strategic vision for regeneration in Rainham and Wennington and South Hornchurch and for liaising with key players to ensure the vision is understood by other public and private sector partners. Specifically the Working Party will:

- Review the existing regeneration vision for the area and renew and revise it as necessary, agreeing a new overall strategic vision to guide regeneration within the area and work with public and private sector partners.
- Ensure that the Council's other strategies and strategic frameworks support this vision wherever possible.
- Engage with local business to support business growth and retention within the area.
- Lobby to ensure all necessary infrastructure is in place to support any development within the area.
- Work to ensure that local people benefit as much as possible from new business opportunities within the area.
- Work to ensure that any new housing development is appropriate to the needs of the people of Havering, designed to meet local needs and developed in the best possible way to allow local people access to new homes.
- Ensure sufficiently strong partnership arrangements are in place with the GLA and other key bodies to ensure sufficient influence to deliver the agreed programme.

The Working Party will be an Advisory Committee and as such may make recommendations to the Executive but any decisions in relation to matters within the remit of the Working Party will be taken through the normal executive decision making processes of the Council.

Protocol for members of the public wishing to report on meetings of the London Borough of Havering

Members of the public are entitled to report on meetings of Council, Committees and Cabinet, except in circumstances where the public have been excluded as permitted by law.

Reporting means:-

- filming, photographing or making an audio recording of the proceedings of the meeting;
- using any other means for enabling persons not present to see or hear proceedings at a meeting as it takes place or later; or
- reporting or providing commentary on proceedings at a meeting, orally or in writing, so that the report or commentary is available as the meeting takes place or later if the person is not present.

Anyone present at a meeting as it takes place is not permitted to carry out an oral commentary or report. This is to prevent the business of the meeting being disrupted.

Anyone attending a meeting is asked to advise Democratic Services staff on 01708 433076 that they wish to report on the meeting and how they wish to do so. This is to enable employees to guide anyone choosing to report on proceedings to an appropriate place from which to be able to report effectively.

Members of the public are asked to remain seated throughout the meeting as standing up and walking around could distract from the business in hand.

AGENDA ITEMS

1 CHAIRMAN'S ANNOUNCEMENTS

The Chairman will announce details of the arrangements in case of fire or other events that might require the meeting room or building's evacuation.

2 APOLOGIES FOR ABSENCE AND ANNOUNCEMENT OF SUBSTITUTE MEMBERS

(if any) - receive.

3 DISCLOSURE OF INTERESTS

Members are invited to disclose any interest in any of the items on the agenda at this point of the meeting.

Members may still disclose any interest in an item at any time prior to the consideration of the matter.

4 MINUTES (Pages 1 - 6)

To approve as a correct record the minutes of the meeting of the Committee held on 28 February 2017 and to authorise the Chairman to sign them.

5 VISION FOR HAVERING (Pages 7 - 14)

6 A1306 BEAM PARKWAY (Pages 15 - 30)

7 BEAM PARK STATION - GAS PIPELINE (Pages 31 - 34)

8 URGENT BUSINESS

To consider any other item in respect of which the Chairman is of the opinion, by reason of special circumstances which will be specified in the minutes, that the item should be considered at the meeting as a matter of urgency

Andrew Beesley
Head of Democratic Services

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**MINUTES OF A MEETING OF THE
RAINHAM & WENNINGTON AND SOUTH HORNCHURCH WORKING PARTY
Committee Room 3A - Town Hall
28 February 2017 (6.00 - 8.00 pm)**

Present:

COUNCILLORS

Conservative Group Osman Dervish and Jason Frost

Residents' Group Reg Whitney

UKIP Group Phil Martin

Independent Residents Group Michael Deon Burton (Chairman)

Councillor Graham Williamson who it was agreed could speak at the meeting.
Chris Barter, Programme and Project Manager, Economic Development
Martyn Thomas, Development and Transportation Manager

The Chairman reminded Members of the action to be taken in an emergency.

19 CHAIRMAN'S ANNOUNCEMENTS

The Chairman gave details of the arrangements in case of fire or other event that might require the evacuation of the meeting room or building.

20 APOLOGIES FOR ABSENCE AND ANNOUNCEMENT OF SUBSTITUTE MEMBERS

Apologies were received from Tom Dobrashian, Head of Economic Development.

21 DISCLOSURE OF INTERESTS

There were no disclosures of interest.

22 MINUTES

The minutes of the meeting of the Working Party held on 1 November 2016 were agreed as a correct record and signed by the Chairman.

23 LOCAL PLAN - UPDATE

The Working Party received a report on the progress of the Local Plan to date included details of the initial Local Plan consultation that took place earlier in 2015 including preparation of an evidence base to support the Plan.

Officers stated that work on preparing a new local plan for Havering started in 2013/14. The purpose of the new plan was to:

- reflect the Government's National Planning Policy Framework and the latest London Plan
- provide an up to date plan for Havering to take account of emerging strategies and programmes such as the borough's two housing zones and the frameworks prepared for Rainham and Romford
- provide a context for the preparation of the Havering Community Infrastructure Levy

The Working Party noted that the work on the local plan had focussed on ensuring that the Council's new 'Vision' was properly taken account of and reflected in the plan as it was essential that planning decisions were taken which would help secure the delivery of the 'Vision'.

The report informed that the Local Plan report sought Cabinet approval to publish an updated Local Development Scheme (LDS) which was a statutory document setting out the plans and policy documents that would be prepared and a timetable for their delivery.

The Working Party was informed that since December 2015 the following progress had been made on the Local Plan:

1. Evidence Base

The Local Plan was required to be supported and justified by a credible and robust evidence base. The key pieces of evidence that had progressed since December 2015 were:

- **Strategic Flood Risk Assessment (SFRA) 2016** – The Havering's SFRA Level 1 was published in 2014 and it provided a robust depiction of flood risk across the borough. Since the report was finalised the Environment Agency had published revised climate change projections which are required to be taken into account. An update of the 2014 SFRA had therefore been produced.
- **Open Space, Allotments and Sport and Recreation Needs Assessment** - provided a comprehensive assessment of the

borough's existing supply of and future need for open spaces, allotments and sports facilities (both indoor and outdoor).

- **Infrastructure Delivery Plan** – identified the infrastructure needed to support the population and housing growth over the plan period. The study covered transport, water supply, wastewater and its treatment, energy, telecommunications, utilities, waste, health, social care, education and burial space.
- **Gypsy and Traveller Accommodation Needs Assessment** – provided a robust assessment of current and future need for Gypsy, Traveller and Travelling Showpersons accommodation within the Borough.
- **Town Centre Audits** - The surveys provided an up to date understanding of the uses and vacancies within each town centre. The Audit would inform on decisions on any updates to the town centre designations within the Local Plan.
- **Wind Energy Assessment** - sought to identify areas within the borough that were potentially suitable for the development of wind turbines in response to the Written Ministerial Statement (HCWS42) in June 2015 and the subsequent amendments to the Planning Practice Guidance which stated that Local Planning Authorities should only grant planning permission for wind turbines if the development site was in an area identified as suitable for wind energy development in a Local Plan.
- **Residential Car Parking Standards Study** - would set out the evidence to inform local car parking standards within the Plan.
- **Transport Background Paper** brought together a number of transport evidence base documents to support the Plan.
- **Outer North East London Strategic Housing Market Assessment** The study had been undertaken with the London Boroughs of Barking and Dagenham and Redbridge. It outlined the objectively assessed need for private and affordable housing within the housing market area for the outer north east London area. Prior to the publication of the study updated population and household projections were published by the GLA. Work was underway to ensure that these projections are reflected in the SHMA.
- **Local Plan Viability Assessment** – The assessment sought to determine the likely impact that the policies and standards in the

Local Plan would have on the viability of developments within the borough. The purpose of the viability assessment was to show (in general terms) that the cumulative impact when considering the Plan as a whole does not put the implementation of the Plan at risk.

- **Sustainability Appraisal** – sought to ensure that the promotion of sustainable development was integrated in the plan making process. It was a key tool used to appraise the environmental, economic and social effects of plans, strategies and policies.
- **Green Belt Study** – assessed Havering's Green Belt against the purposes of green belt as outlined in the National Planning Policy Framework. A Green Belt Topic Group had been set up by the Towns and Communities Overview and Scrutiny Sub-Committee to scrutinise and better understand the process involved in green belt land designation within the local plan system. Several meetings and a tour of green belt sites had taken place. A further meeting was scheduled for late January 2017.

Officers stated that the Havering Local Plan was being prepared in accordance with the 'Duty to Co-operate', that placed a legal duty on local authorities and other public bodies to engage constructively, actively and on an on-going basis to maximise the effectiveness of Local Plan preparation on strategic cross-boundary matters.

The Working Party noted that since December 2015 officers had carried out a programme of engagement with neighbouring boroughs, other public bodies including the GLA & Environment Agency and had individual meetings as well as a formal duty to co-operate workshop with neighbouring boroughs in November 2016.

The Working Party was informed that the Local Plan Direction of Travel Document was published in November 2016 as a way of engaging with and keeping stakeholders up to date and providing further detail on the emerging strategy and policy approach that will be reflected in the Pre-Submission Local Plan.

The preparation of the Direction of Travel was not a statutory requirement but was prepared to inform stakeholders and assist in the process of preparing a new Plan. Responses received to the Direction of Travel Document would be collated and reported to Cabinet alongside the Pre-Submission version of the Local Plan in due course.

Officers informed the Working Party that a draft Pre-Submission Local Plan would be discussed at a series of briefings with Cabinet Members throughout January 2017 – March 2017 followed by engagement with non-administration Members.

The indicative timetable for the progression of the Local Plan was outlined as follows:

- Consultation (under Regulation 19) on the Pre-Submission version to commence in early 2017
- Submission - Spring 2017
- Examination - Summer/Autumn 2017 (subject to the availability of the Planning Inspectorate)
- Adoption - Winter 2017/18

The Working Party **noted** the report.

24 **EXCLUSION OF THE PUBLIC**

25 **DEVELOPER APPOINTMENT**

The Working Party received a briefing on the developer selection on a preferred bidder for the eleven strategic land assembly sites on the A1306 which were part of the Rainham and Beam Park Housing Zone.

Following the briefing, the Working Party **noted** the current situation.

26 **URGENT BUSINESS**

Further to a Member request for an update on the position with regard to the Woolwich Ferry.

The Working Party received a response that on river crossings, Transport for London informed that work had been undertaken to extend the life of the Woolwich Ferries.

For reference, a copy of the Mayor's 'A City for all Londoners' document was circulated highlighting pages 21 / 22 - a short and high level summary of the new Mayor's approach to river crossings.

Chairman

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RAINHAM AND WENNINGTON & SOUTH HORNCHURCH WORKING PARTY, 16 MAY 2017

Subject Heading:	Vision for Havering
CMT Lead:	Steve Moore
Report Author and contact details:	Chris Barter, 01708 432614 chris.barter@havering.gov.uk
Policy context:	The information presented will update Members
Financial summary:	No impact of presenting of information itself which is for information/scrutiny only.

The subject matter of this report deals with the following Council Objectives

Communities making Havering	<input checked="" type="checkbox"/>
Places making Havering	<input type="checkbox"/>
Opportunities making Havering	<input type="checkbox"/>
Connections making Havering	<input type="checkbox"/>

SUMMARY

Information will be presented that will detail the new vision for Havering.

RECOMMENDATIONS

1. The Sub-Committee to review the information presented and take note.

REPORT DETAIL

Officers will present and summarise the Council's new vision, 'Havering – making a Greater London'.

IMPLICATIONS AND RISKS

Financial implications and risks: None of this covering report.

Legal implications and risks: None of this covering report.

Human Resources implications and risks: None of this covering report.

Equalities implications and risks: None of this covering report.

BACKGROUND PAPERS

None.



Communities



Opportunities



Places



Connections



Havering - Making a Greater London

Havering - Making a Greater London



Communities

making Havering



Places

making Havering



Opportunities

making Havering



Connections

making Havering



Communities

making Havering

Healthy and active lives

A good start for every child to reach their full potential

Families and communities look after themselves and each other

Supporting vulnerable residents in our communities



Havering - Making a Greater London



Places

making Havering

A clean, safe environment for all

High-quality homes

Award-winning parks and open spaces

A vibrant cultural and leisure destination



Havering - Making a Greater London

Opportunities

making Havering

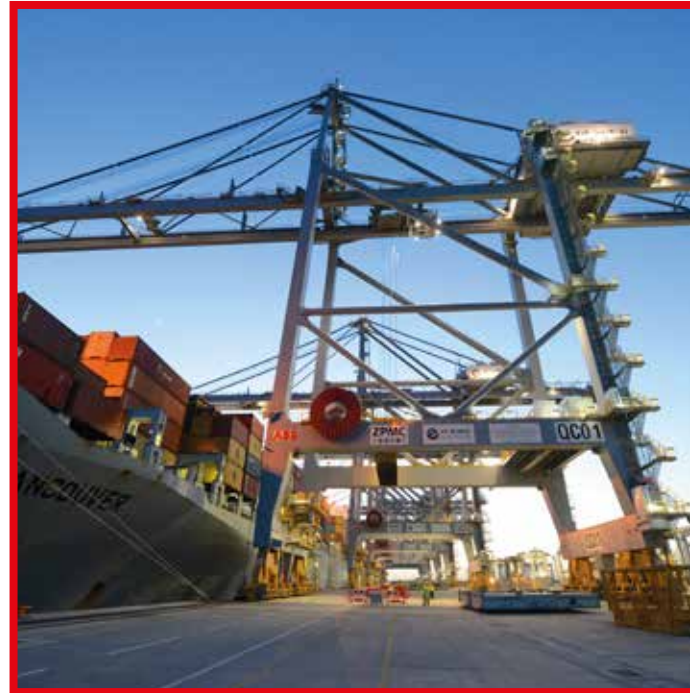
First-class business opportunities

High-quality skills and careers

Dynamic development and infrastructure

A thriving local economy

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Havering - Making a Greater London

Connections

making Havering

A digitally-enabled borough

Capitalising on our location and connectivity

Fast and accessible transport links

Access to jobs and opportunities



Havering - Making a Greater London

RAINHAM AND WENNINGTON & SOUTH HORNCHURCH WORKING PARTY, 16 MAY 2017

Subject Heading:	A1306 Beam Parkway - Presentation
CMT Lead:	Steve Moore
Report Author and contact details:	Chris Barter, 01708 432614 chris.barter@havering.gov.uk
Policy context:	The information presented will update Members
Financial summary:	No impact of presenting of information itself which is for information/scrutiny only.

The subject matter of this report deals with the following Council Objectives

Communities making Havering	<input checked="" type="checkbox"/>
Places making Havering	<input type="checkbox"/>
Opportunities making Havering	<input type="checkbox"/>
Connections making Havering	<input type="checkbox"/>

SUMMARY

Information will be presented that will detail the new vision for Havering.

RECOMMENDATIONS

1. The Sub-Committee to review the information presented and take note.

REPORT DETAIL

Officers will present and summarise the attached that details the Council's strategy for the Beam Parkway.

IMPLICATIONS AND RISKS

Financial implications and risks: None of this covering report.

Legal implications and risks: None of this covering report.

Human Resources implications and risks: None of this covering report.

Equalities implications and risks: None of this covering report.

BACKGROUND PAPERS

None.

Beam Parkway

INITIAL CONCEPT DESIGN

16.05.2017

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Vision

A park for living in, shared by existing and new communities with new facilities, amenities and infrastructure supporting convenient, healthy and enjoyable lifestyle, with strong connections to the surrounding landscape.

Key ideas:

- *Bringing the landscape and habitats of the Ingrebourne and Beam River valleys to the forefront as gateways*
- *Network of swales and channels extending the watery character of these landscapes*
- *Varied park character*
- *Tall elements to mark, celebrate and make visible the key locations and places*

Masterplan



[illegible]

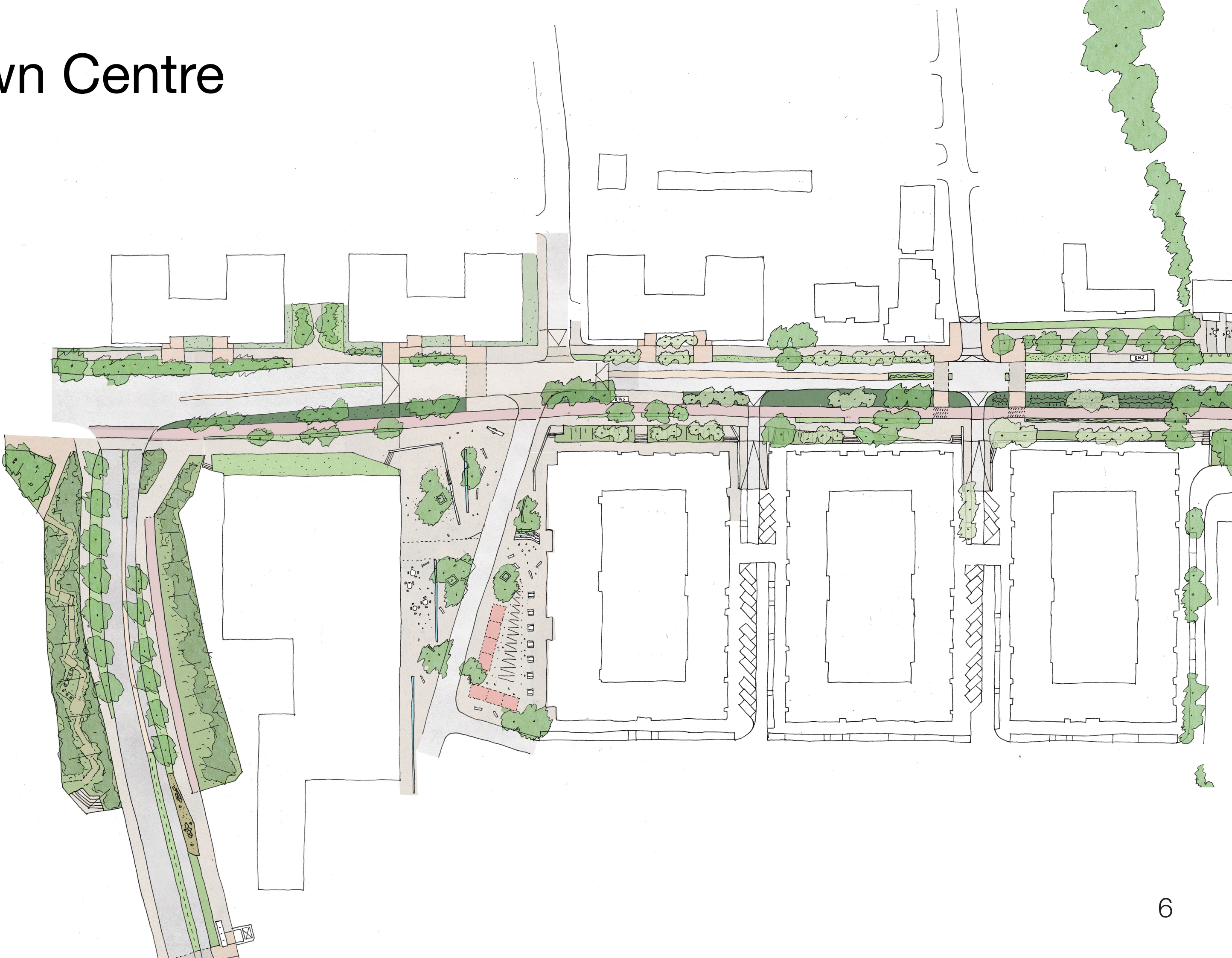
Beam Park



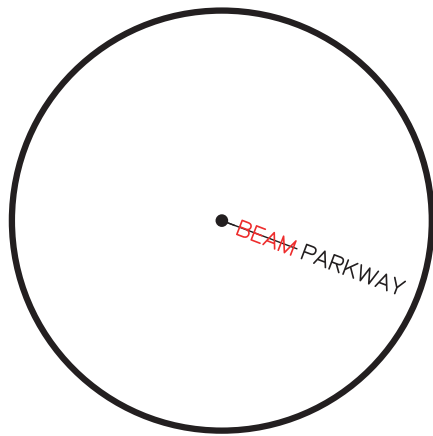
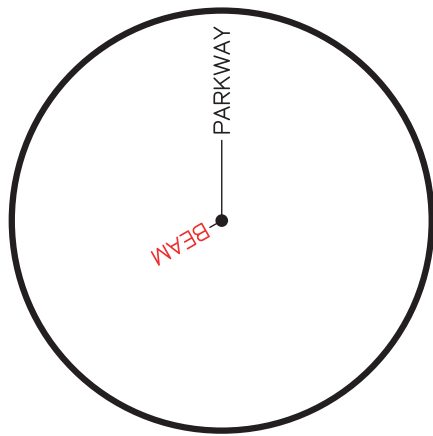
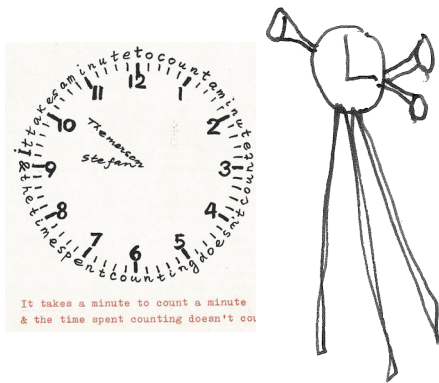
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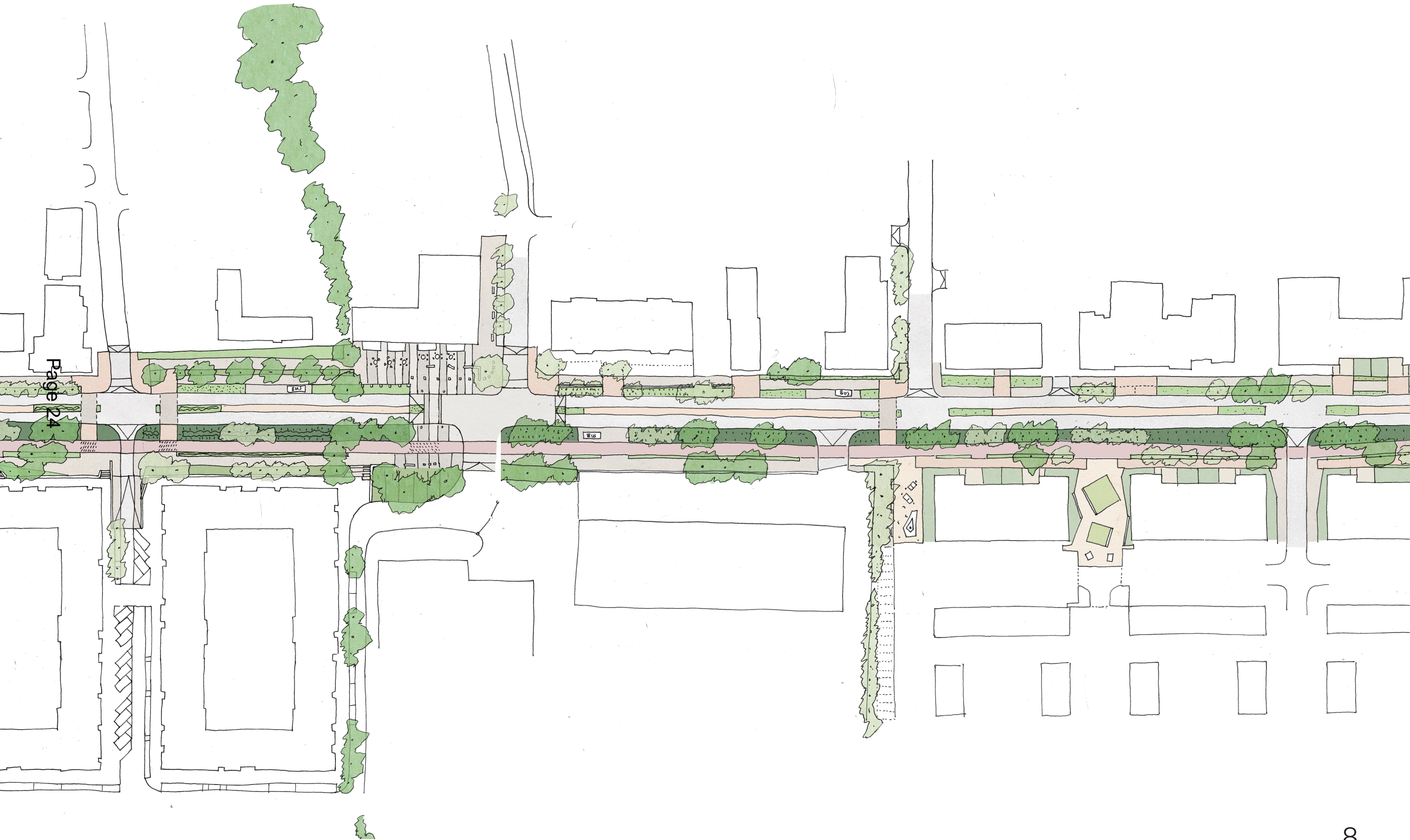
Town Centre



Town Centre



Exotic Corridor



Exotic Corridor

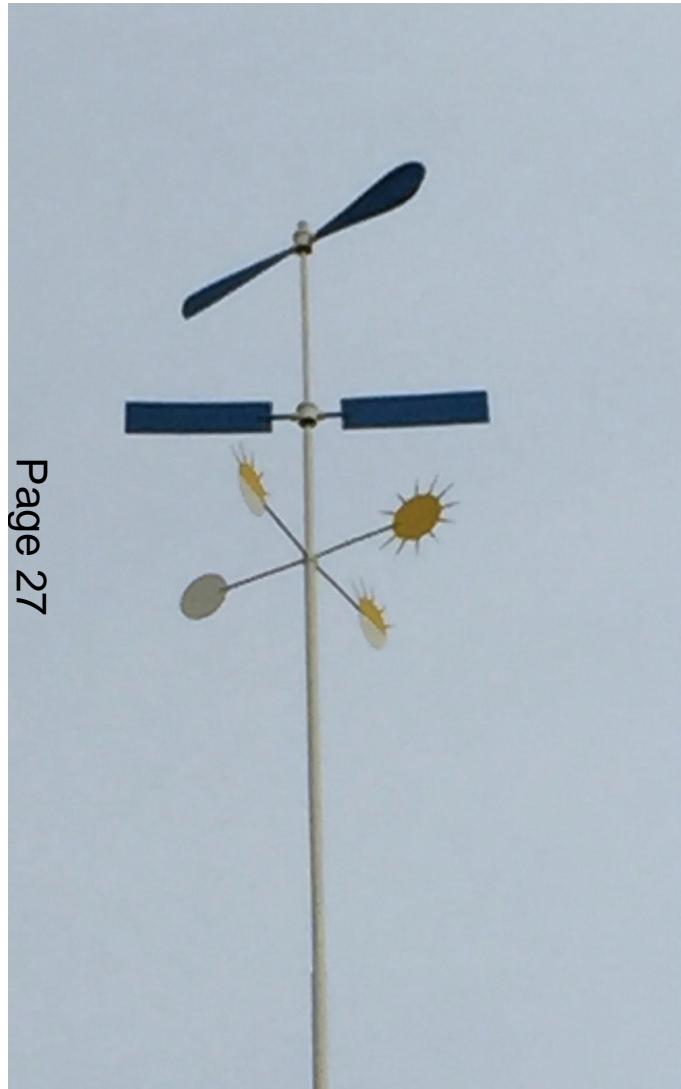
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Dover's Corner



Dover's Corner



Liaison with Developers

Liaison with the developer teams has been defined by the scope for potential new open space to be created between the proposed building frontages and the development site boundary that could contribute to and add value to the linear park.

Initial meetings prior to establishment of HZCG:

- *Clarion/PTEa*
- *Countryside/PTA*

Exchange of information for co-ordination:

- *Persimmon*
- *Clarion*
- *Countryside*
- *11 CPO sites*

Liaison with Developers

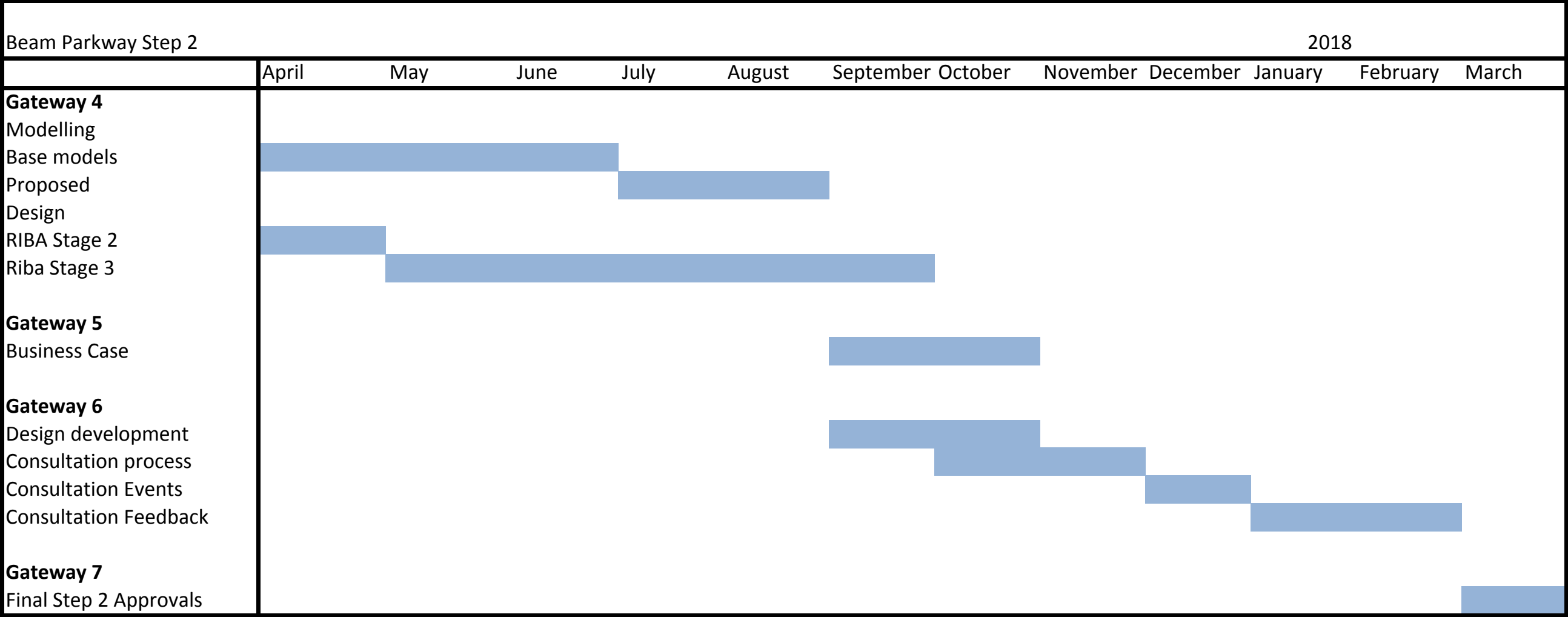
Meetings/workshops for design co-ordination:

- *Countryside/Patel Taylor*
- *11 CPO sites [Bell Phillips Architects]*

Next steps co-ordination:

- *Further design workshops with Countryside/Patel Taylor.*
- *Initial meeting with PCKO on 11 CPO sites and emerging proposals for Napier/New Plymouth blocks*
- *Set up meeting with Clarion/PTEa on interface at northern boundary*

Programme



RAINHAM AND WENNINGTON & SOUTH HORNCHURCH WORKING PARTY, 16 MAY 2017

Subject Heading:	Beam Park – Gas Pipeline
CMT Lead:	Steve Moore
Report Author and contact details:	Chris Barter, 01708 432614 chris.barter@havering.gov.uk
Policy context:	The information presented will update Members
Financial summary:	No impact of presenting of information itself which is for information/scrutiny only.

The subject matter of this report deals with the following Council Objectives

Communities making Havering	<input checked="" type="checkbox"/>
Places making Havering	<input type="checkbox"/>
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Connections making Havering	<input type="checkbox"/>

SUMMARY

Information will be presented that will detail the new vision for Havering.

RECOMMENDATIONS

1. The Sub-Committee to review the information presented and take note.

REPORT DETAIL

Officers will present and summarise the attached presentation that details the Council's strategy for the area.

IMPLICATIONS AND RISKS

Financial implications and risks: None of this covering report.

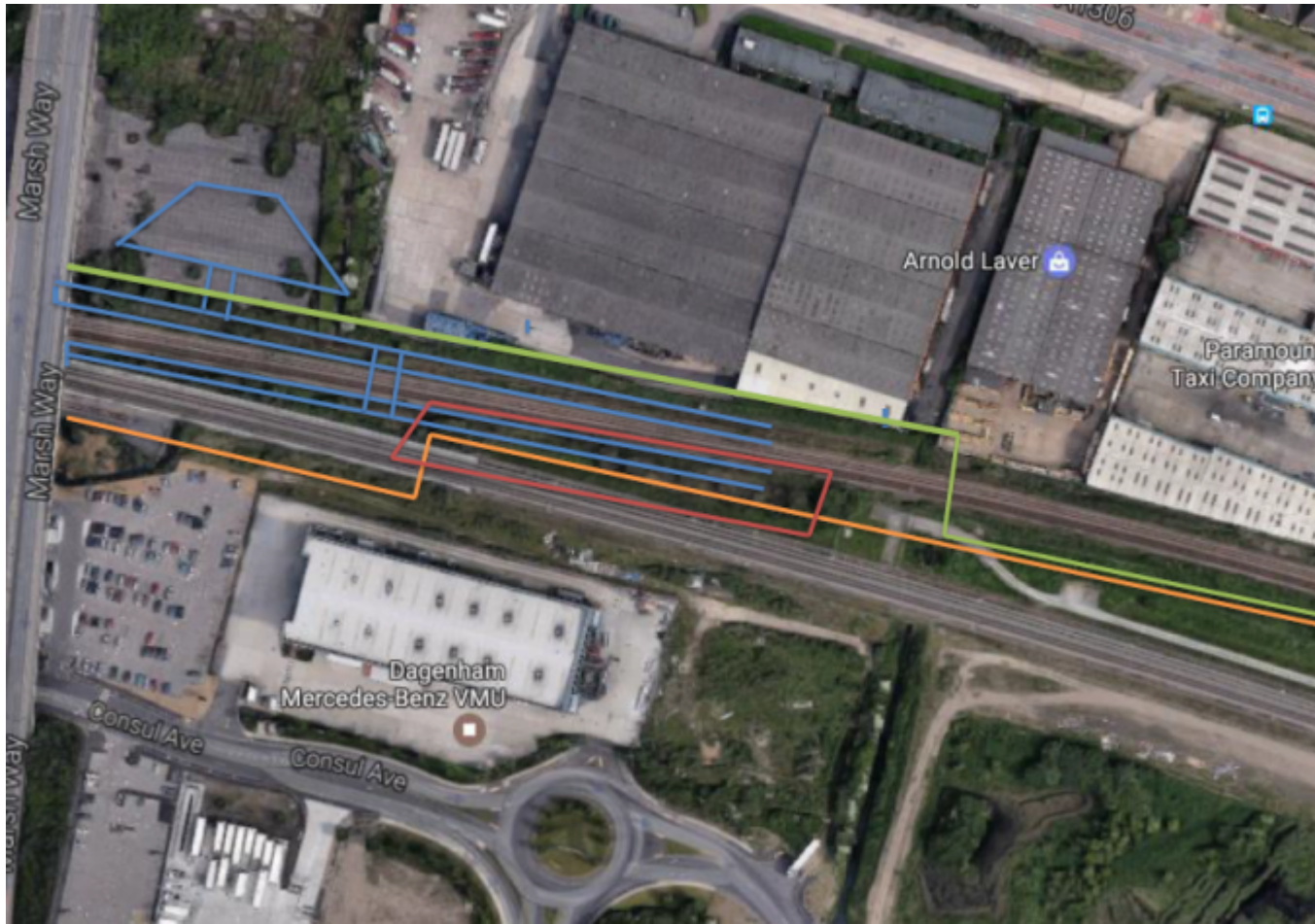
Legal implications and risks: None of this covering report.

Human Resources implications and risks: None of this covering report.

Equalities implications and risks: None of this covering report.

BACKGROUND PAPERS

None.



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