

**From:** Dave  
**Sent:** 10 May 2013 12:21  
**To:** LDF  
**Cc:**  
**Subject:** Our Tottenham: Response to LBH Consultation on Site Allocations

**OUR TOTTENHAM NETWORK.....** *Planning and regeneration by and for the community*

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To: LBH Planning Policy Team - [ldf@haringey.gov.uk](mailto:ldf@haringey.gov.uk)

**Response to LBH Consultation on Site Allocations**

1. Tottenham is a great place with a rich social and architectural history, made up of vibrant, diverse and talented communities. We want to ensure this continues!

2. The Council are promoting their 'Plan for Tottenham', backed by property developers, big business, and the Mayor of London. A plan that will lead to large-scale development, increased rents and unaffordable housing, the loss of some independent local shops and closure of some community facilities. A plan that will seriously impact on our lives and our communities, and force many local people out of the area..

3. This is unacceptable. It doesn't have to be like this. All plans, proposals, decision-making and developments in Tottenham must advance OUR common interests, OUR neighbourhoods, OUR community facilities and the needs of OUR communities throughout Tottenham.

4. Specifically, all plans, proposals, decision-making and developments in Tottenham should....

**A. IMPROVE COMMUNITY FACILITIES:**

- Protect and expand the 'social infrastructure' our communities value and rely on, including community centres, local pubs, corner shops, playgrounds, parks, GP surgeries, post offices etc
- All planning policies must ensure that Tottenham gets the best facilities to serve our communities eg protect and expand our local community-run community centres

**B. CONTRIBUTE TO DECENT AND AFFORDABLE HOUSING FOR ALL:**

- Ensure that new developments provide the secure, and genuinely-affordable housing that people need, and that 'gentrification' doesn't force thousands of local residents out of our borough
- All planning policies must ensure that there are adequate, genuinely affordable (for those on the lowest incomes) and long-term secure homes for all who need them, in contrast to current Council definitions and policies. At least 50% of all new homes should be genuinely affordable social rented housing. As a specific example, planning policies must support the residents of Love Lane Estate, and any other residents, threatened with possible relocation and demolition.

**C. PROTECT AND SUPPORT SMALL BUSINESSES:**

- Support local, independent, family shops and enterprises
- All planning policies must protect the needs of small businesses

**D. PROMOTE QUALITY DESIGN AND RESPECT FOR HERITAGE:**

- Protect Tottenham's listed buildings, conservation areas and general positive architectural characteristics, and ensure any new development is of good quality
- All planning policies must: safeguard and value heritage buildings, including those outside Conservation Areas; ensure that heritage-led regeneration benefits Tottenham residents in the short, medium and long term, and doesn't lead to the kind of gentrification which forces people out of Tottenham. We also need to identify and improve quality of design, amenity and sustainability standards for all new development.

**E. IMPROVE THE STREET ENVIRONMENT:**

- Ensure safer, friendlier, traffic-calmed, 'living' streets with less clutter and more greenery
- All planning policies must ensure that: Tottenham's air quality is as good as in the West of Haringey; Maximise the spread of 20mph zones, car-sharing schemes, on-street cycle lock-ups, and pedestrian and cycling connections/networks across the borough; Promote options for street improvements, including Streets In Bloom, DIY Streets, Home Zones, Play Streets, improvements to front gardens, more benches and community-run notice-boards; ensure High Streets are re-designed more for people and less for cars

**F. SUPPORT AND EXPAND YOUTH SERVICES AND FACILITIES:**

- Encourage and support local youth speaking out for the services, centres and facilities they need
- All planning policies must: demand the best possible opportunities and funding due to young people (equal to the best practice elsewhere); support organisations who work with young people - in a way they are happy with - to deliver future services (using successful youth activities and projects as an example to emulate); Re-establish and open additional dedicated venues for young people to meet and socialise, that are adequately supported and resourced; Ensure young people can access the information and skills they need

**G. EMPOWER OUR COMMUNITIES:**

- Ensure real respect, engagement and empowerment for our communities and community groups so that they are driving the decision-making
- All planning policies must protect and create new spaces and hubs where people can meet and organise themselves, share skills and expertise; ensure that the local community is driving the decision-making

**H. SUPPORT LOCAL COMMUNITY PLANS:**

- Support local communities' own ideas and visions for their local sites & neighbourhoods eg the community plans for Bull Lane and Wards Corner
- All planning policies must promote and recognise community planning and community plans of all scales and at all levels – for sites, streets/estates, neighbourhood and Tottenham-wide.

5. The above points were developed in a series of Tottenham meetings open to all local community groups from January to March 2013, and then discussed, amended and adopted by the Our Tottenham open conference on 6th April 2013, attended by 110 people from over 30 local community organisations.

Dave Morris

- for the Our Tottenham network organising group

The Our Tottenham network includes: Weir Hall Action Group / Bull Lane Playing Fields Campaign, Wards Corner Community Coalition, Lord Morrison Hall / Afro International, Friends of Lordship Rec, Love Lane Action Group, Tottenham Community Choir, North London Community House, Tower Gardens Residents Group, Clyde Area Residents Association, Selby Centre, Living Under One Sun, Chestnuts Community Centre, Peoples World Carnival Band, Tottenham Concerned Residents Committee, Tottenham Civic Society, Haringey Defend Council Housing, Defend

Haringey Health Services, Haringey Federation of Residents Associations, Haringey Housing Action Group, Find Your Voice, Haringey Solidarity Group, Day-Mer, Haringey Green Party, Haringey Alliance for Public Services, The Banc

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