

Agenda

1. Welcome and Introductions

2. Focus for Discussion:

**Matter 5** *Does the CS provide the most appropriate strategy towards jobs and business given the context of the Borough? Is the approach in general conformity with the London Plan and evidenced adequately, particularly with regard to the content of PPS4? Will the approach be effective, particularly with regard to flexibility?*

- i. To what extent is the Core Strategy and SP10 in general conformity with the London Plan, its draft replacement and PPS4? Do areas of discord remain?
- ii. Is the evidence base robust and up to date? Including employment land survey, vacancy rates, employment profiles (inc self employed/home based/voluntary) etc ... (see PPS4). How has the policy been considered against alternatives? What implication does the Government's 'Planning for Growth' publication have for the Core Strategy?
- iii. How has the detailed need for land and floor space for economic development (including all main town centre uses) been assessed for the plan period (Policy EC1 PPS4)
- iv. Does the policy cater adequately for all forms of employment generation? Is it unduly skewed towards industrial land?
- v. Is the release of employment land (principle and quantum) justified and consistent with the London Plan and its draft replacement?
- vi. Should Locally Significant Industrial Sites be enabled for a range of B uses and uses that share strong similarities to these classes?
- vii. How many jobs exist in the Borough? How will Haringey contribute effectively (principle and quantum) to the north London sub region target?
- viii. Where is the evidence which indicates that the anticipated need for 137,000m<sup>2</sup> of floorspace will be accommodated adequately?
- ix. Should there be a jobs target for the plan period? (PPS4)
- x. How will land be secured for necessary transport functions? Para 5.1.20. Evidence?
- xi. What relevance has para 5.1.25 to the wording of SP9? What is meant?
- xii. Does the policy/CS cater adequately for micro SMEs?
- xiii. How will the aims of SP 9 be secured and monitored?

3. Focus for Discussion

**Matter 6** *Does the CS provide the most appropriate and sufficiently comprehensive strategy towards town centres and retail provision in the context of the Borough and with due regard to cross border issues? Is the approach in general conformity with the London Plan and evidenced adequately with due regard to PPS4? Will the approach be effective, particularly with regard to flexibility?*

- i. To what extent is the Core Strategy and SP10 in general conformity with the London Plan, its draft replacement and PPS4? Do areas of discord remain?
- ii. Is the evidence base to SP 10 robust and credible? With regard to PPS4 (eg Policy EC1), is the evidence base robust and sufficiently up to date (eg Retail Study 2008)? Is the hierarchical approach and the hierarchy identified justified by the evidence base?
- iii. Are there any town centre health checks available?
- iv. Where is the evidence that existing centres have the capacity to accommodate new development? (PPS4). Where is evidence that growth of retail floorspace can be accommodated as proposed – quantum and locations (PPS4)? Particularly in Wood Green?
- v. Does the evidence base take due account of the provision of services and facilities within deprived areas? Does the CS plan adequately for and/or prioritise such areas?
- vi. How does the CS meet the aims of Policy EC4 of the PPS4?
- vii. Is there an intention to designate Tottenham Hale as a District Town Centre – is this reflected adequately in the CS?
- viii. Should the CS address matters of retail frontage uses?
- ix. Does the CS address adequately the small scale local provision of shops and services outside of town centres?

4. Other Matters

5. Close