

Date: 16 June 2022

Your ref: Re: High Road West scheme

Dear [Name],

High Road West Regeneration – Phase A (South of White Hart Lane) – Rights of Light

We are writing with regards to a questionnaire you would have recently received from the Council's land referencing consultants (TerraQuest) who are working to help deliver the High Road West Scheme. We would like to provide more information about the High Road West Scheme and what it will deliver for the local community, why you have received the questionnaire and the next steps for progressing delivery of the scheme.

What is the High Road West Scheme?

The High Road West Scheme is being delivered by the Council and its development partner Lendlease. The Scheme, which has been designed to respond to the local communities' feedback over many years, will deliver wide-reaching benefits for the north Tottenham community. This includes 500 high-quality council homes as part of a new neighbourhood. It will also bring new community and leisure facilities including a public square and other open spaces, as well as a new library and learning centre and town centre outlets, providing a range of business and employment opportunities.

The High Road West area is located broadly between Tottenham High Road and the railway line (White Hart Lane station), running from Brereton Road in the south to the B&M Home Store site in the north. It also includes a small area to the west of the railway line where the Whitehall & Tenterden Centre is located. Subject to planning approval, the Council and Lendlease are now seeking to deliver "Phase A" of the Scheme, which comprises the land south of White Hart Lane.

Why have I received a questionnaire?

In order to deliver these benefits for the community, we need to undertake a process called land referencing. Land referencing is the practice of identifying legal interests and rights over property or land which may be affected by a development. This includes 'right of light', which relates to the amount of natural light received by nearby properties.

You should have recently been contacted by the Council's consultant (TerraQuest) to fill out a Land Interest Questionnaire, which will help us confirm any parties who are affected by the development of Phase A, to inform our future engagement. If you have not yet had the opportunity to complete the questionnaire, then we would encourage you to do so.

How does this affect me?

At present, it is not possible to confirm exactly which properties will be affected by the delivery of Phase A and to what extent. This will become clearer as the detailed designs for the development progress, and so at this stage we are contacting all parties who own or have an interest in property / land which could potentially have their right of light affected.

To deliver Phase A, the Council is considering using its compulsory purchase powers (through a compulsory purchase order, "CPO"), and to appropriate where required the land which is in Council ownership for planning purposes. If the land within the CPO boundary is acquired or appropriated for planning purposes, it would enable development to be undertaken on such land, even if it may involve interfering with a relevant right.

If the right of light for your property is affected, you may be entitled to financial compensation. If so, we will be in contact at the appropriate time to discuss this further. In the meantime, we would like to assure you that we are available to answer any questions or discuss any concerns you have regarding any right of light which your property or land may have the benefit of.

Further information

If you have any questions regarding this letter, or the High Road West scheme in general, please contact Scott Mundy, Regeneration Manager on scott.mundy@haringey.gov.uk or 07971 837641.

If you would like to speak to a Council officer in person, there will also be drop-in sessions taking place at The Grange, 32 White Hart Lane, N17 8DP, on the following dates and times:

- Tuesday 28 June, 10:00 – 14:00
- Wednesday 29 June, 16:00 – 19:00

Alternatively, CBRE, who are working with Lendlease as their advisors on this matter can provide further information regarding the process and potential rights:

Steven Fraser, Lendlease – steven.fraser@lendlease.com – 07918 628 193
James Franklin, CBRE – james.franklin@cbre.com – 07917 894383

Do you need this translated?

Türkçe - Bu haber bültenini kendi dilinizde almak istiyorsanız, lütfen, yukarıda yer alan irtibat bilgilerine bir e-posta gönderin.

Soomaali - Haddii aad jeclaan lahayd inaad ku hesho warsidahan luqadaada, fadlan iimayl u soo dir faahfaahinta xiriirka kore.

Português - Se gostaria de receber esta newsletter na sua língua, por favor envie um email para os contactos acima.

Yours sincerely,



Sarah Lovell
Head of Area Regeneration, North Tottenham