

Report for: Cabinet – 20 June 2017

Item number: To be added by the Committee Section



Title: Adoption of Alterations to the Strategic Policies (2013), Site Allocations DPD, Development Management DPD, and Tottenham Area Action Plan DPD

Report authorised by : Lyn Garner – Director of Planning, Regeneration and Development

Lead Officer: Matthew Paterson, 020 8489 5516, matthew.patterson@haringey.gov.uk

Ward(s) affected: All

Report for Key/  
Non Key Decision: Key

## 1 Describe the issue under consideration

1.1 This report documents the outcome of the independent Examination in Public of the above four Local Plans and advises that these be recommended to Full Council for adoption as part of the local development plan for Haringey.

## 2 Cabinet member introduction

2.1 The new planning policy framework for Haringey will replace our old Unitary Development Plan and engages with our ambitions for the Borough and, in particular, our programme for the regeneration of parts of Tottenham and Wood Green. An up to date and robust policy framework will ensure that, as a Local Planning Authority, we are able to determine planning applications for new development proposals that will meet our identified needs for housing, including affordable housing, employment, community facilities, infrastructure, and other land uses.

### 3 Recommendations

- 3.1 That the Cabinet note the outcome of the independent Examination in Public of the Alterations to the Strategic Policies 2013, the Site Allocations DPD, the Development Management DPD, and the Tottenham AAP, as set out in Section 8 of this report and in the Inspector's Report (attached at Appendix A);
- 3.2 That Cabinet recommend that Full Council adopt the Alterations to the Strategic Policies 2013, the Site Allocations DPD, the Development Management DPD, and the Tottenham Area Action Plan with the changes recommended by the Planning Inspector as set out in schedules of modifications to the Inspector's report (attached at Appendices B - E).

### 4 Reasons for decision

- 4.1 To progress the local development plans to adoption in accordance with the current Local Development Scheme, to ensure that an up-to-date Local Plan for the Borough is in place and to comply with regulatory requirements.

### 5 Alternative options considered

- 5.1 It is recommended that the Council now proceed to adopt the four Local Plans incorporating the modifications as agreed and as appended to the Inspector's Report. The modifications have been made in light of the discussions of the main issues between the Council's officers and other participants at the Examination in Public (EiP) hearing sessions and the Inspector's comments throughout the process. They have been the subject of public consultation and, in making the modifications, the Planning Inspector has taken into account the responses received.
- 5.2 The only other option available for consideration at this stage is withdrawal of one or more of the Local Plans. This option would be at odds with the Council's adopted Local Development Scheme and it would leave Haringey without a substantial part of an up-to-date Development Plan. Given the National Planning Policy Framework (NPPF) presumption in favour of sustainable development that applies where boroughs do not have an up to date development plan, a decision not to adopt would leave the Council with little local policy control over the determination of applications, relying on the extant Strategic Policies and those UDP policies which are in conformity with the NPPF. It would also be a significant barrier to implementing the Council's strategic priorities for regeneration and growth, and would obstruct securing the infrastructure necessary to meet the demands of growth in the Borough. However, there are no grounds currently that would warrant the Council's consideration of this option.

### 6 Background information

- 6.1 The four development plan documents will comprise the Local Plan for the Borough, and contain the detailed policies and site allocations that will be used to determine the acceptability of planning applications over the next 15 years. They have been prepared to reaffirm the spatial development strategy for the

Borough and help deliver the identified needs for housing, employment and other land use and development requirements.

- 6.2 Consultation on the content of the four development plan documents commenced in 2014 and since then these documents have been the subject of two further rounds of formal consultation during their preparation; Preferred Option (February – March 2015) and Pre-Submission (January – March 2016). At each stage of consultation the documents have been revised to respond to comments received, and on 24<sup>th</sup> May 2016, the documents were submitted to the Planning Inspectorate for independent Examination in Public (EiP).
- 6.3 The public hearing sessions were held between 23<sup>rd</sup> August and 8<sup>th</sup> September 2016. The hearings afforded those interested in a plan to raise their specific concerns with the Planning Inspector. Where appropriate, to address legitimate **‘soundness’** concerns raised, the participants, Council officers, and the Planning Inspector agreed a schedule of further modifications to each plan that was then the subject of consultation that ran from 18<sup>th</sup> November 2016 until 13<sup>th</sup> January 2017.
- 6.4 **The Planning Inspector’s Report was received by the Council on 28<sup>th</sup> April 2017,** and subject to the agreed modifications being made, the Inspector has concluded that the four Local Plans are sound and can be adopted by the Council for use in managing development proposals within the Borough.

## 7 Purpose and Outcome of the Examination in Public

- 7.1 Section 20 of the Planning and Compulsory Purchase Act 2004 (as amended) (**“the Act”**) requires every local Development Plan Document (DPD) to be submitted to the Secretary of State for independent examination. The purpose of the Examination is to determine that the plan has been prepared in accordance with legal requirements and that it is **‘sound’**.
- 7.2 Legal compliance means that the plan has been prepared:
- **In accordance with the Council’s Local Development Scheme and Statement of Community Involvement;**
  - Has been the subject of sustainability appraisal;
  - Has regard to national policy; and
  - **Conforms generally to the regional spatial strategy (‘the London Plan’)**
- 7.3 The NPPF **amplifies what is meant by ‘sound’ in relation to local development plan documents.** To be sound, a DPD must be:
- Justified (in relation to the evidence base and reasonable alternatives);
  - Effective (deliverable, flexible, and capable of being monitored);
  - Positively prepared (does not stifle development); and
  - Consistent with national policy

- 7.4 The **Planning Inspector's Report** confirms that the **Alterations to the Strategic Policies 2013**, the **Site Allocations DPD**, the **Development Management DPD**, and the **Tottenham Area Action Plan DPD** as legally compliant and 'sound'.

## 8 Main Issues and Inspector's Modifications

- 8.1 The following section outlines the main changes to each Local Plan document as arising from pre-submission consultation and the examination process. In general, the Planning Inspector was generally concerned with ensuring the policies of the Plans were workable, easy to interpret and apply, and were not overly onus in their requirements or the policy tests and thresholds that new development would need to meet. The Planning Inspector was also keen to ensure that the plans clearly set out where the specific land use targets were to be met, that monitoring criteria include actions to be taken should policy targets or objectives are not being delivered, and that policy requirements of the Local Plan did not cover matters more appropriately controlled or managed by other legislation.

### Alterations to the Strategic Policies DPD 2013

- 8.2 The majority of the changes recommended by the Planning Inspector on the **Alterations to the Strategic Policies DPD 2013** were in respect of setting out more clearly where and by when the different needs set out within the policies would be met (i.e. for housing, employment & infrastructure), ensuring progress against the delivery of minimum requirements could be easily monitored. In this regard, the Inspector also recommended the inclusion of more detailed trajectories for housing, employment and infrastructure, additional information **on the Borough's five year housing land supply**, as well as cross-references to the other Local Development Plan documents where the detailed delivery would be set out, and to clarify the interventions the Council might take should policy objectives, targets or elements of the spatial strategy fail to materialise.
- 8.3 Changes were specifically recommended to the policy on estate renewal within Strategic Policy SP2, with the intention of helping to clarify the policy intention. This included clarification that renewal may include strategic improvements and not just redevelopment; that the intention is to replace social rented housing with new social rented housing on an equivalent floorspace basis; and to clarify that estate renewal would still be subject to the provisions of Policy DM13: Affordable Housing and therein, the requirement to maximise the provision of affordable housing over and above the replacement of the social rented homes, having regard to the 40% borough-wide affordable housing target and to development viability.

### Site Allocations DPD

- 8.4 The changes agreed by the Council to the Regulation 19 Publication version were factual corrections or additions reflecting site circumstances. The Council did not propose to remove any of the sites as a result of comments received to the Regulation 19 Publication version.

8.5 The general changes recommended by the Planning Inspector were:

- to better sign-posting how the allocations within the document give effect to the spatial distribution and quantum of growth set out within the Strategic Policies DPD;
- to clarify the relationship between the Site Allocations DPD and other DPDs that make up the Local Plan including the Tottenham AAP and the proposed Wood Green AAP;
- to include cross references to the Strategic Policies and/or Development Management Policies where the allocation seeks a requirement of new development; and
- for Local Employment Areas to clearly state that **'mixed-use' development** is what is being sought on these sites to deliver the maximum employment floorspace feasible.

8.6 None of these changes resulted in a material change to the allocations or the DPD as a whole.

8.7 The recommendations made to specific sites were limited:

- Warehouse Living Sites (SA30, SA 31, SA32, SA33 & SA34): The removal of indicative capacities due to uncertainty over the amount of existing lawful development on individual sites. To confirm that the overall indicative capacities could still be included in the Borough housing trajectory, contributing to the strategic housing requirement. Lastly, the need to ensure that the requirement to prepare site masterplans, takes into account site circumstances & neighbouring Warehouse Living sites, as well as the requirements of DM38.
- SA42 Highgate Bowl: The supporting policy text is amended so that the open space provision within the Bowl is not designated through the allocation of the Bowl but rather, is to be secured through development of the different parcels of previously developed land within the upper sections of the Bowl. To include, as a long-term objective of the allocation, the **Council's** aspiration to secure public access of the Bowl where feasible.
- SA49 Park & Lynton Roads: An amendment to confirm that the green space on the corner of Lynton and the Grove is in Council ownership and is to be retained as providing local amenity space upon redevelopment of the site. To ensure consideration is given to the potential to retain the **'Old Piano Factory'** building, on heritage merit grounds.
- SA60 Keston Centre: To clarify that use of MOL to improve site access must be justified and offset by the benefits of the development. To consider the potential to retain the existing Keston Centre on the basis of an assessment of heritage merit. To expand the requirement to replace the existing education use, so that reprovision of a wider array of community uses may be considered.
- SA62 Broadwater Farm: An amendment to include principles to guide the preparation of the SPD/masterplan for the strategic improvement/development of the site. To amend the site boundary to remove private houses between the Recreation Ground and Lordship Lane.
- SA63 Selby Centre: An amendment to recognise that the redevelopment of the site should be community use led. To acknowledge that the use and function

of the range of community uses to be reprovided are an important consideration.

- Schedule of Local Views: To clarify that the views require validation in terms of the London Views Management Framework and that each needs reference by the inclusion of northings & eastings.

8.8 The only site recommended by the Planning Inspector to be withdrawn from the Site Allocations DPD was the Pinkham Way site. This was on the basis that the Council was not proposing any changes to the extant policy position applying to the site and, therefore, its allocation was unnecessary.

## Development Management DPD

8.9 Of the 56 development management policies that were set out and subject to consultation at the pre-submission stage, 24 policies were not subject to any further change (i.e. the Planning Inspector took no issue with these and the Council did not propose any further changes in response to the representations made at Regulation 19 publication). These policies were:

- DM1: Haringey Development Charter
- DM4: Waste Management Facilities
- DM7: Infill, Back Land, & Garden Land Sites
- DM8: Shopfronts, Signs & On-street Dining
- DM10: Housing Supply
- DM14: Self Build & Custom Build Housing
- DM19: Nature Conservation
- DM21: Sustainable Design & Construction
- DM25: Sustainable Drainage
- DM26: Critical Drainage Areas
- DM29: On-site Waste & Water Supply
- DM31: Sustainable Transport
- DM32: Parking
- DM35: Cycle Storage
- DM36: Minim Cab Offices
- DM43: Local Shopping Centres
- DM44: Neighbourhood Parades
- DM49: Managing Community Infrastructure
- DM50: Public Houses
- DM51: Day Nurseries & Child Care Facilities
- DM52: Burial Space
- DM53: Hostel & Visitor Accommodation
- DM54: Telecommunications
- DM56: Supporting Site Assembly

8.10 Where changes to the policies were recommended, either by the Planning Inspector or by the Council in response to representations at the Regulation 19 publication stage, these fell into 2 categories: Non-material & material.

8.11 Non-material amendments are those that did not change or alter the overall aims or intention of the policy. They included:

- a. Changing words so they are consistent with the wording in national or regional planning policy (e.g. replacing ‘sustains’ with ‘conserves’ or ‘inclusive’ rather than ‘balanced’ communities);
- b. The addition of cross-referencing to strengthen policy connections or links to supplementary planning documents;
- c. Re-wording of policies to reverse the onus of requirements (e.g. from ‘The Council will refuse where’ to ‘Proposals must not result in’);
- d. Amendments to clarify how the policy is to be applied, ensuring developers can easily understand what is required of them/or of the development to comply with the policy, and to ensure that the delivery of the policy objectives are enforceable and able to be monitored; or
- e. To correct an omission or to ensure consistency in wording/terms between policies.

8.12 There were 23 policies that were subject to non-material changes. These are listed below and include the type of non-material change made as reference above:

- DM3: Public Realm (c)
- DM5: Locally Significant Views and Vistas (b, c & d)
- DM9: Management of the Historic Environment (a)
- DM11: Housing Mix (a & d)
- DM12: Housing Design and Quality (b)
- DM13: Affordable Housing (a & d)
- DM15: Specialist Housing (b & c)
- DM16: Residential Conversions (b)
- DM17: Houses in Multiple Occupation (b & d)
- DM18: Basements (b & d)
- DM20: Open Space (b & c)
- DM23: Environmental Protection (c)
- DM24: Managing & Reducing Flood Risk (d)
- DM27: Protecting and Improving Groundwater (c)
- DM28: Watercourse and Flood Defences (c)
- DM30: New Waste Facilities (c)
- DM33: Crossovers & Vehicular Access (d)
- DM34: Driveways & Front Gardens (b & d)
- DM39: Warehouse Living (d)
- DM41: New Town Centre Development (e)
- DM42: Primary and Secondary Frontages (e)
- DM45: Optimising Use of Town Centre Land and Floorspace (e)
- DM55: Regeneration & Masterplanning (d)

8.13 Nine policies were therefore the subject of ‘material change’. These are set out below with a brief description of the changes recommended and why.

- DM2: Accessible and Safe Environments – It was considered to be onerous to require compliance with ‘Secure by Design’ principles, this was therefore

amended to require proposals to ‘**have regard**’ to the Secure by Design principles only.

- DM6: Building Heights – It was recommended to remove the requirement on proposals for taller buildings to be justified in community benefit terms, which was considered to be onerous and the test for how this requirement would be met was considered undefined.
- DM22: Decentralised Energy – It was considered that the policy requirement for connection to a District-wide Energy network was too prescriptive and onerous. It was considered that the application of this policy requirement could only be subject to further considerations of the feasibility and viability of doing so.
- DM37: Maximising the Use of Employment Land and Floorspace – It was considered that the policy could benefit from introducing further flexibility for Locally Significant Industrial Sites enabling the Council to consider proposals that could assist with the achievement of strategic economic outcomes but that may not be limited to solely B Use Class uses.
- DM38: Employment-led Regeneration – It was considered that the policy was too prescriptive and not flexible enough to take into account all site circumstances and, therefore, could prevent suitable sites coming forward. It was recommended the policy should only address Local Employment Regeneration Areas, and that non-designated employment sites should be dealt with separately under modifications to Policy DM40. It was also considered that the requirement that surplus sites should be investigated for Gypsy and Traveller pitch provision was unjustified and therefore it was recommended this requirement be deleted.
- DM40: Loss of Employment Land and Floorspace – The Planning Inspector queried the **Council’s** justification for the 3 years marketing and the sequential approach to land use considerations if existing sites are determined to be surplus to employment use. It was considered that these requirements may prevent suitable sites coming forward and recommended flexibility be introduced by not making them absolute requirements but rather matters the Council would take into consideration but could be overcome by an applicant submitting suitable evidence to justify outweighing them.
- DM46: Betting Shops – The Planning Inspector did not consider there was robust evidence to support the 5% threshold for saturation causing harm on health grounds. Rather than deleting the policy, it was agreed that the health criteria be replaced by criteria on the saturation impact on town centre vitality, which it was considered would be an equally valid way of controlling the clustering and over saturation of betting shops within our town centres.
- DM47: Hot Food Takeaways – As with Policy DM46, the Planning Inspector did not consider there was robust evidence to support the policy on health impact grounds, in particular, the correlation between schools and distance to takeaway shops. The Inspector recommended the criteria be replaced with ones based on proposals having an unacceptable impact on town centre vitality.
- DM48: Planning Obligations – The Planning Inspector took issue with reference to the requirement for obligations in policies throughout the Plan, and recommended that the policy be altered to include a list of obligations the Council might seek depending on site circumstances, impacts to be mitigated and the legal tests. This was considered to provide greater clarity to potential developers of the likely obligations that might apply to their scheme.



## Tottenham Area Action Plan DPD

8.14 Of the 11 policies within the Tottenham AAP, 4 policies were not subject to any further change (i.e. the Planning Inspector took no issue with these and the Council did not propose any further changes in response to the representations made at Regulation 19 publication). These policies were:

- AAP2: Supporting Site Assembly
- AAP7: Transport
- AAP9: Tottenham Green Grid
- AAP10: Meanwhile Use

8.15 With respect to the remaining 7 policies, 4 were the subject of non-material amendments. These are listed below and include the type of non-material change made, as referenced in paragraph 8.11 above.

- AAP1: Regeneration and Masterplanning (a & d)
- AAP3: Housing (a & b)
- AAP4: Employment (a & b)
- AAP6: Urban Design (b & c)

8.16 Three **policies were therefore subject to 'material' change**. These are set out below with a brief description of the changes recommended and why.

- AAP5: Conservation and Heritage – the Planning Inspector considered that large parts of the policy reinterprets or repeated policies contained in the National Planning Policy Framework and that this was unnecessary and recommended they be deleted.
- AAP8: Development along Tottenham High Road – the Planning Inspector considered that the policy did not adequately ensure the historic environment of the High Road was protected in accordance with national policy. The Inspector recommended the policy be altered to make it clear that regeneration and development of the High Road should be heritage-led.
- AAP11: Infrastructure – the Planning Inspector took issue with Part D of the policy, which sought to create local employment opportunities through construction and skills training. The Inspector considered the requirements did not meet the legal tests for the use of obligations. In preference, the Inspector has recommended the policy be limited to address just the adequate provision of infrastructure, but include a cross-reference to Policies SP17 and DM48, which set out planning obligations the Council may seek, including employment and skill training.

8.17 In respect of the 27 site allocations within the Tottenham AAP, the changes agreed by the Council to the Regulation 19 Publication were factual corrections or additions to site descriptions or requirements reflecting site circumstances. The Council did not propose to remove any of the sites as a result of comments received to the Regulation 19 Publication.

8.18 The general changes recommended by the Planning Inspector to the site allocations within the Tottenham AAP were:

- to include references to on or off-site heritage, flooding and drainage constraints that any proposed development will need to take into consideration, which may, in respect of listed buildings, include options for repair and viable reuse;
- to add further cross-referencing where appropriate to strengthen policy connections or links to supplementary planning documents;
- **for Local Employment Areas to clearly state that ‘mixed-use’ development is what is being sought on these sites to deliver the maximum employment floorspace feasible.**
- to include a clear development requirements that seeks to optimise the use of land, in particular, in respect of sites proposed for intensification of employment or for community use; and
- to provide residence with clarity around the process that will be likely followed for resident engagement on proposals for estate renewal on estate renewal sites.

8.19 None of the above changes resulted in a material change to the allocations or the Tottenham AAP as a whole.

8.20 The key changes recommended to specific site allocations within the Tottenham Area Action Plan DPD were limited to the following:

- SS1 Seven Sisters and West Green Road: changes recommended are to **replace shop ‘units’ with shop ‘fronts’ as it is the latter that Planning can control, and to replace the requirement to ‘preserve’ independent traders with ‘support’ independent traders ensuring flexibility.**
- TG2 Tottenham Chances and Nicholson Court: it is recommended to include a further development guideline ensuring appropriate provision of replacement community use and to consult with existing site users and other stakeholders on the form and function of that community use provision.
- TG3 Tottenham Police Station and Reynardson Court: it was recognised that the site was in different parcels of ownership and would benefit from a site-wide masterplanned approach to ensure the optimum development potential could be realised.
- NT3 Northumberland Park North, NT5 High Road West, and NT7 Tottenham Hotspur Stadium: the changes were to the introductory section to North Tottenham as well as the individual site allocations. They seek to recognise that AAP proposes a significant increase in retail and leisure provision requiring a new or expanded town centre that would likely include frontages on all three sites. It clarifies that coordinate approach is required to ensure that the resulting distribution of new retail and town centre boundary results in a functional townscape layout.
- NT5 High Road West: the recommended change deletes the safeguarded waste site within the High Road West site and the requirement for re-provision of this capacity upon redevelopment of the site. This change reflects the fact that the waste management capacity from the existing facility at 44 White Hart Lane has been transferred to the operation at Brantwood House.
- NT& Tottenham Hotspur Stadium: the changes update the indicative development capacity of the site to reflect the most recent planning permission for the site. Changes are also made to include retail use, alongside commercial use, as an appropriate land use within redevelopment of the site.

- TH2 Tottenham Hale Station: the recommended changes seek to include reference to the up-to-date Council approved masterplan for District Centre Framework.
- TH9 Hale Wharf: the recommendation is to include a statement about the need to protect and enhance the nature conservation value of the neighbouring protected nature conservation sites, and to encourage the applicant to engage with Natural England on proposals to achieve this.

## Sustainability Appraisal, Habitats Assessment and Health Impact Assessment

- 8.21 Section 19 of the Act and the Environmental Assessment of Plans and Programmes Regulations (2004) (“**the Regulations**”) require local planning authorities to carry out sustainability appraisal of local plan documents and to prepare a report of the findings of the appraisal. The Regulations prescribe the requirements for an environmental assessment pursuant to relevant European Union directives. However, as a matter of national policy, the UK Government requires sustainability appraisal to also assess economic and social effects, as well as those in relation to the environment.
- 8.22 At all stages of preparation of the four local plan documents, the Council has undertaken sustainability appraisal of the documents, in accordance with the requirements and proportionate to the level of detail contained with the documents at the stage reached. This includes the public consultations on modifications made through the examination process, as described above. The sustainability appraisal reports have been made available alongside the Local Plans at each stage of public consultation. The final sustainability appraisal reports will be permanently available for inspection alongside the four Local Plans.
- 8.23 The Conservation of Habitats and Species Regulations 2010 (as amended) (“**the Habitats Regulations**”) requires local planning authorities to make an ‘**appropriate assessment**’ of the implications for designated ‘**European**’ sites of a plan that they intend to bring into effect. The Habitats Regulations prescribe the requirements for Habitats Assessment pursuant to relevant European Union directives.
- 8.24 The Council has undertaken an assessment in accordance with the Habitats Regulations, and in consultation with Natural England, of the impact of the four Local Plans on all European sites within a 15 kilometre radius of the Borough boundary. The assessment was first carried out for the Preferred Option stage and updated at each subsequent stage of the Local Plans preparation. As with the sustainability appraisal, the Habitats Assessment has also been made available alongside the Local Plans for public consultation. The final assessment will be permanently available for inspection on the **Council’s** website.

## Relationship with the Emerging Wood Green Area Action Plan (AAP)

- 8.25 The Wood Green AAP is being prepared with the aims of enabling growth, generating increased employment, diversifying the employment, adding new housing, retail, and leisure, and redesigning public spaces. It will be necessary to revisit and reassess the policies and site allocations for the Wood Green area

contained in both the Development Management DPD and Site Allocations DPD. Where new policies and revised or new site allocations are justified, these will supersede the extant policies in other Local Plan documents when the Wood Green AAP is formally adopted towards the end of 2018.

## Desktop publishing

- 8.26 **Subject to Cabinet's agreement to the changes recommended by the Planning Inspector**, the four Local Plan documents will be amended to incorporate these changes and other minor modifications that were subject to consultation. The final desktop published versions of the documents will be made available to Full Council at its meeting.

## 9 Contribution to strategic outcomes

- 9.1 The preparation and adoption of these Local Plan documents for Haringey aligns with our Corporate Plan vision and objectives to actively manage and drive growth and development across the borough, specifically:
- 9.2 **Priority 3 (Clean and Safe Environment)** by ensuring we continue to protect Haringey's natural environment and, where possible, increase and enhance provision, public access and use (where appropriate), on new development sites or through the use of s106 and community infrastructure levy for off-site improvements.
- 9.3 **Priority 4 (Growth)** by maximising opportunities for significant residential and commercial growth and development targeted at areas of the Borough that can accommodate change and have the capacity to do so; provide the planning policy framework and planning tools necessary to enable and facilitate regeneration and investment in Tottenham and Wood Green.
- 9.4 **Priority 5 (Housing)** by providing the policy framework necessary to enable the delivery of a significant numbers of new homes and policies controls necessary to ensure such growth and development results in a high quality and attractive residential amenity.

## 10 Statutory Officers comments (Chief Finance Officer (including procurement), Assistant Director of Corporate Governance, Equalities)

### Finance and Procurement

- 10.1 This report requests Cabinet adopt the Alterations to the Strategic Policies 2013, the Site Allocations DPD, the Development Management DPD, and the Tottenham Area Action Plan (attached at appendices B – E).
- 10.2 Any further expenditure such as Desktop publishing costs, and any cost incurred with the discharge of post adoption notification, will be met from within existing Planning Service budget.

### Legal

- 10.3 The contents of the report are noted. Under section 23 of the Act the Council may adopt the DPDs with the modifications recommended by the examination

and additional modifications, if additional modifications do not materially affect the policies therein.

- 10.4 The adoption of the DPDs is a non-executive function to be exercised by the full Council.
- 10.5 **Under section 20(8) of the Act the Council must publish the examiner's** recommendations and reasons, and make them available at its principal office and other appropriate place during office hours, and on its website, and give notice to any person who so requested.
- 10.6 As soon as reasonably practicable following adoption, the Council must make available the local plan, adoption statement, sustainability appraisal report and details of where and when it is available for inspection in the same manner as noted in paragraph 10.4 above, and send copies of the adoption statement to anyone who so requested to be notified of the adoption and the Secretary of State.

### **Equality**

- 10.7 The Council has a public sector equality duty under the Equality Act (2010) to have due regard to the need to:
- a) Eliminate unlawful discrimination, harassment and victimisation and other conduct prohibited by the Act
  - b) Advance equality of opportunity between people who share relevant protected characteristics and people who do not
  - c) Foster good relations between people who share relevant characteristics and people who do not.
- 10.8 This duty covers the following protected characteristics: age (including children and young people), disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex and sexual orientation.
- 10.9 In setting the Strategic Policies (2013), Site Allocations DPD, Development Management DPD, and Tottenham Area Action Plan DPD, the Council undertook full equality impact assessments and a range of consultations.
- 10.10 This decision refers to the independent Examination in Public of the four Local Plans and the recommendations made by the Planning Inspector in order to ensure an up-to-date Local Plan for the Borough is in place that meets all regulatory requirements. Not implementing the recommendations could mean the withdrawal of one or more Local Plan, **which would reduce the Council's** ability to influence applications. This will mean that the Council would not be able to achieve the local strategic priorities of regeneration and developing a **'Fair and Equal Borough'** – a **cross-cutting theme of the Council's** Corporate Plan. It is not envisaged that there will be any disproportionate negative equality impacts as a result of implementing these recommendations.

## 11 Use of Appendices

- Appendix A: Planning Inspector's Report into the four Haringey Local Plan documents
- Appendix B: The Alterations to the Strategic Policies DPD 2013
- Appendix C: The Site Allocations DPD
- Appendix D: The Development Management DPD
- Appendix E: The Tottenham Area Action Plan DPD

## 12 Local Government (Access to Information) Act 1985

- Haringey Strategic Policies Local Plan (2013) and Alterations (Pre-Submission) (2016)
- Haringey Development Management DPD (Pre-submission) (2016)
- Haringey Site Allocations DPD (Pre-submission) (2016)
- Tottenham Area Action Plan (Pre-submission) (2016)
- Wood Green Area Action Plan (Preferred Option) (2016)
- Regulation 19 Consultation Statements (2016)
- Post Hearing Modifications Consultation Statement (2017)
- Haringey Local Development Scheme (2016)

All of the above documents are available on the planning policy web pages on the Council's website, which can be accessed via <http://www.haringey.gov.uk/planning-and-building-control/planning/planning-policy/local-development-framework>