Consultation Statement
Regulation 30 (1) (e) and (f)
(Part A)
Submission Document EAL12a

August 2011 – Version 2
1. Purpose

1.1 This statement has been prepared in accordance with Regulation 30(1)(e) and (f) of the Town and Country Planning (Local Development) (England) Regulations 2004 as amended (‘the Regulations’). It details the publication procedures undertaken by the Council in compliance with Regulation 27; the number of representations received on the pre-submission publication of the Development Strategy in accordance with Regulation 28(2); and provides a summary of the main issues raised in the representations received.

1.2 It is divided into two parts:
- Part A identifies how bodies and persons were invited to make representations, and provides a breakdown of the representations, setting out the overall number of respondents and the number of comments received from various sectors and individuals and a summary of the key issues raised.
- Part B provides provides a full summary of the representations together with detailed responses and recommendations by council officers. For ease of reference this spreadsheet is ordered by reference to numbered policies or paragraphs in the Final Proposals (or Preferred Options) of the Development Strategy published in September 2010.

2. Background

2.1 The Development (or Core) Strategy sets out the spatial vision and proposals for the future development of the borough. It has been developed over a number of years and been the subject of several rounds of public consultation. In accordance with Regulation 27 of the Regulations, the Council undertook formal public consultation on the Development (or Core) Strategy Final (Submission) Proposals from September to November 2010. This consultation was originally scheduled to last for six weeks from 17th September 2010 to 30th October 2010; in response to requests from a number of organisations, the Council extend the consultation closing date to 30th November 2010. This consultation provided more than 10 weeks for businesses, community/voluntary groups, residents and statutory organisations to make representations on the content of the Final Proposals for the Development Strategy.

2.2 The Development (or Core) Strategy Final (Submission) Proposals were informed by comments received during the earlier three rounds of formal public consultation: Issues and Options for Spatial Planning, February to March 2006; New Issues and Options for Planning Your Borough, September to October 2007; and the Development Strategy Initial Proposals, September to October 2009. All stages of the Development Strategy have been prepared in accordance with the Council’s Statement of Community Involvement (SCI, adopted July 2006, revised July 2011) and the Regulations.
2.3 A brief analysis of the history of community involvement in the preparation of the Development Strategy is contained in the Consultation Statement Regulation 30(1)(d) (see Submission Documents EAL11). In particular, it sets out the following:

- Those bodies and persons who were invited to make representations under Regulation 25 and Regulation 26
- How those bodies and persons were invited to make such representations
- A summary of the main issues raised by those representations
- How those main issues have been addressed in the Development Strategy.

3. Bodies Invited to Make Representations

3.1 The council specifically consulted with the organisations, bodies and groups identified in Appendix A in order to gather their views on issues and options facing the borough. The consultees included specific consultation bodies and other statutory bodies, local amenity and residents groups, businesses and individual residents. In addition, the council consulted more widely through a variety of consultation techniques. A copy of the consultation response form is included in Appendix C.

3.2 The following consultation methods were used in accordance with processes set out in the Regulations and in the council’s adopted SCI:

- Publication of the Development (or Core) Strategy Final (Submission) Proposals document (and Sustainability Appraisal) and its availability for inspection at the council’s Customer Services Centre, Perceval House and all of the borough’s twelve libraries (Acton, Ealing Central, Greenford, Hanwell, Jubilee Gardens, Northfields, Northolt, Perivale, Pitshanger, Southall, West Ealing and Wood End) and its distribution to key statutory bodies and other consultees (see Appendix A)
- Announcement of the consultation process and availability of the Development (or Core) Strategy Final (Submission) Proposals, summary leaflet and additional material on the Council’s website
- A public notice advertising the consultation published in the local “Ealing Gazette” newspaper at the commencement of the consultation period
- Letters (see Appendix D) or emails to a wide selection of amenity and residents groups, businesses and individuals on the council’s LDF consultation database
- Leaflets available at the various information points listed above and distributed with letters (see Appendix E) or various public events
- An article and associated announcement of the consultation process in Around Ealing (see Appendix F) which is delivered to every address in the borough
- A briefing note and copies of the leaflets distributed through ward forums
• 10 evening public meetings, including two themed meetings on transport and infrastructure delivery planning, in venues in Acton, Ealing, Greenford, Hanwell, Park Royal and Southall
• Two youth conferences organised in conjunction with the careers and education services hosted by a facilitator in venues in Ealing
• Other meetings with specific interest groups

4. Statistical Analysis

A total of 876 representations were received from 214 respondents. Representations were submitted by businesses, community/voluntary groups, residents, political parties and statutory organisations. The representations received from West Ealing Neighbours and Kingsdown Residents Association were treated collectively under a single representor for that community/voluntary group. In addition, it should be noted that where respondents from a single organisation have raised similar points, to avoid duplication, these were treated as a single representation. A breakdown of the number of respondents by type is shown in Table 1 and Figure 1; as can be seen over two-thirds of respondents were local residents.

Table 1 Number of Respondents by Type

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<td>Business Organisations</td>
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<td><strong>Total</strong></td>
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4.1 Of the 883 separate representations received, more than two-thirds were from residents (278) and voluntary/community groups (343). Although a comparatively small number of statutory bodies responded to the consultation (18), they accounted for 168 of the total representations received. Refer to Table 2 and Figure 2.
Table 2 Numbers of Representations by Respondent Type

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Figure 2 Percentage of Representations by Respondent Type
4.2 Table 3 provides a breakdown of representations relating to the key spatial policies, respondent type, and number of responses. It should be noted that some of the representations made references to more than one policy sub-clauses whilst others addressed policies as a whole (for example Chapter 1 or Policy 1.2 as a whole). As a result the number of responses allocated to the sub-clauses of particular policies when added up might not add up to the total of responses counted for that particular policy.

*Table 3 Representations by Key Spatial Policy*

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Table 4 and Figure 5 break down representations by those referring to the specific area identified within Chapters 2 (Uxbridge Road/Crossrail Corridor), 3 (A40 Corridor and Park Royal) and 4 (Residential Hinterlands) of the Development (or
Core) Strategy Final (Submission) Proposals. These relate to different parts of either of the two development corridors (including town centres) or specific regeneration sites in the residential hinterlands.

**Figure 3 Sources of Representations Relating to Final Proposal 1.1 Spatial Vision for Ealing 2026**

**Figure 4 Sources of Representations Relating to Final Proposal 1.2 Delivery of the Vision**
Table 5: Representations Relating to Specific Areas
<table>
<thead>
<tr>
<th>Location</th>
<th>Residents</th>
<th>Community/ Voluntary Groups</th>
<th>Political parties</th>
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Specific Area Based Representations

- Other
- Statutory Bodies
- Business
- Political parties
- Community/voluntary groups
- Residents

Figure 5: Representations Relating to Specific Areas
5. Summary of Key Issues Raised

5.1 The 876 representations received commented on a wide variety of issues. For ease of use, this summary of key issues has been provided to provide a broad overview. However, officers took into consideration every comment in the review of the Development Strategy before preparing a revised version of the plan for submission to the Secretary of State. The following paragraphs outline the policy issues where a significant number of representations were received, or where a respondent/representation resulted in the Council putting forward a significant change to the policy approach.

5.2 Location of Development: Several representations from local community organisations and residents objected to the proposals to focus future development along the Uxbridge Road and A40 Corridors. Concerns were expressed that these two corridors are already congested and that existing infrastructure is already overstretched. The council remains committed to the view that future development should be focused in town centres (where existing and enhanced transport links and other necessary infrastructure can be easily accessed) and in municipal housing estates in need of regeneration. In addition, new development should be encouraged in sustainable locations with good access to public transport.

5.3 Housing and Employment Targets: There was a mixed response to the level of new homes and employment space provided. Several representations from local community groups and residents felt that the proposed level of additional homes to be provided by 2026 was excessive and that existing infrastructure and services were already at capacity. In particular, several respondents also expressed concerns about specific sites and their potential impact on local neighbourhoods, particularly in Ealing and around the Southern Gateway, Park Royal.

5.4 The council remains committed to addressing housing needs in the borough and, in particular, to the provision of more affordable housing. The council does acknowledge the need to monitor the delivery of infrastructure to support future development and will be updating its plans on an annual basis.

5.5 Several respondents, notably the GLA, expressed a desire for further clarification on the process for classifying employment land and the areas for release of industrial land and to clarify the council’s intentions some amendments to the plan have been suggested.
5.6 **Town Centres:** A significant amount of support was provided for the regeneration of the town centres in the borough. There was a considerable focus on Ealing Town Centre over the borough’s other town centres, with a secondary focus on Acton Town Centre.

5.7 **Historic Environment:** A significant number of representations, notably including English Heritage, expressed support for an additional policy that clearly set out the Council’s vision for the historic environment over the plan period, and also for more detail as to the management of the borough’s existing historic environment.

5.8 **Tall Buildings:** The majority of residents and residents groups opposed the concept of tall buildings. A smaller number of representations on this topic also sought clarification as to what constitutes the height of a tall building, along with more detailed guidance as to appropriate locations and acceptable circumstances where a tall building would be appropriate. Representations often linked concern over the impact of tall buildings with degradation of existing conservation areas.

5.9 **Transport and Linkages:** There was significant concern over the ability of existing and planned transport infrastructure to support the levels of development proposed for the Uxbridge Road Corridor. The reduction in frequency of certain bus routes was also highlighted as a challenge, particularly for commuters. Improvements to transport infrastructure and services across the borough was seen as critical in order to sustain and support the development targets outlined in the strategy. Concern was expressed at the inadequacy of the exiting orbital and north-south links within and surrounding Ealing; correspondingly support was expressed for improvements to north-south public transport services linking the Uxbridge Road and the A40 Corridor.

5.10 **Infrastructure:** Concerns have been expressed that the Development Strategy document does not set out what, where and when the infrastructure to support the anticipated development quantum will be provided. This detail is however provided in the Infrastructure Delivery Plan (IDP). Since consultation on final proposals, further work on the IDP version 1 (Sept 2010) has been undertaken to ensure it reflects the most up-to-date plans and strategies of various infrastructure providers. IDP version 2 (July 2011) also incorporates information about additional types of infrastructure. Furthermore, the IDP schedule appended to the Development Strategy has been updated to reflect this and now also more easily identifies proposed infrastructure by area as well as by type, reflecting the spatial dimension of the Development Strategy. Both the IDP report and schedule now also highlight priority infrastructure i.e that which is critical to delivery of the Development Strategy.

5.11 **Open Space and Green Areas:** The proposals to protect and enhance green areas, corridors and open spaces were widely supported, with some representations viewing their protection as vital. Concern however was expressed in respect of how the plan deals with the sometimes competing functions of open space. Notably specific concern was raised in respect of proposals that were deemed to intensify open space, particularly for recreation purposes, where this may impact on the
biodiversity value of the land, or increase flood risk. The need to redress deficiency in access to open space was also identified as a key issue.

5.12 Many of the representations relating to open space matters were site specific, relating to proposed changes to the open space network, or to the inadequate protection afforded by the existing policies. In excess of hundred representations referred solely to Twyford Avenue Sports Ground. A number of respondents sought further clarity regarding the protection and delivery of the A40 Green Corridor in Acton. One respondent highlighted to omission of mention of the Blue Ribbon Network, as defined in the London Plan, from the document.

5.13 **Climate Change and Sustainability:** There was a broad level of support for having sustainability measures in the plan, however a significant minority of representations believed that more aspirational targets should be included.

### 6. Conclusion

6.1 The council considers that it has carried out comprehensive consultation exercises over the preparation period for the Development Strategy that have enabled a variety of consultees to become involved in the preparation of the Development Strategy.

6.2 All formal consultation periods have followed the processes set out in the council’s adopted Statement of Community Involvement and have also been in accordance with the Town and Country Planning (Local Development) (England) Regulations 2004, as amended.
Appendix A: Bodies/individuals Invited to Make Representations to the Development (or Core) Strategy Final (Submission) Proposals (Regulation 27)

**Specific consultation bodies**
- Abingdon Energy Limited
- Anglian Water
- Atlantic Electric and Gas
- BBC
- British Gas
- British Gas Properties
- British Wind Energy Association
- BT Group plc
- Countrywide Farmers Plc
- Ealing Primary Care Trust
- Ecotricity
- EDF Energy Networks Ltd
- English Heritage
- Environment Agency
- Good Energy Limited
- Greater London Archaeology Advisory Service
- Highways Agency
- London Borough of Brent, Environmental Planning
- London Borough of Hammersmith & Fulham
- London Borough of Harrow
- London Borough of Hillingdon
- London Borough of Hounslow
- London Development Agency
- London Energy Plc
- London Waste Regulating Authority
- Mayor of London
- Monal Utilities
- National Grid
- Natural England
- North West London Strategic Health Authority
- Opus Energy Limited
- Powergen
- Scottish Gas
- Scottish Hydro Electric
- Scottish Power
- Seeboard Energy Limited
- Southern Electric
- Strategic Rail Authority
- SWALEC
- SWEB Energy Limited
- Telecom Plus PLC
- Thames Water
- Thames Water Property Services
- The Countryside Agency
- Three Valleys Water
- T-Mobile (UK) Limited
- Total Gas & Power Limited
- Utilita Electricity Limited
- Utility Link Limited
- Virgin Home Energy Limited
- Vodafone Group Plc
- TFL
- West London Waste Authority

**General consultation bodies**
- A & D Homes Ltd
- Acton Asian Association
- Acton Community Forum
- Acton Community Forum
- Acton Green & Bedford Park Conservation Area Panel
- Acton Group for Ethiopians in Ealing
- Acton History Group
- Acton Housing Association
- Acton Law Shop
- Acton Residents Association
- Acton Town Central, Acton Park Conservation Area Panel
- Acton Town Residents Association
- Advanced Property Management
- Afghan Academy
- African Caribbean Initiative
- African Womens Forum
CONSULTATION STATEMENT REGULATION 30(1)(e) and (f)

Age Concern
Alzheimer's Concern Ealing
Ancient Monuments Society
Apna Centre-Careways Ltd
Apna Ghar Housing Association Ltd
Armenian Hayashen
Arup Partnership
Arya Samaj London
Ashra-Asian Carers Project
Asian Family Counselling Services
Asian Parents Carers Association
ASRA Housing Association
Avenue Road/Villiers Road Residents Association
Bahai Community of Ealing
Barton Wilmore Planning
BBC
Bedford Park Society
Bellway Homes
Biodiversity Strategy Team
Birkbeck Residents Association
Bissco and Stanton Chartered Surveyors
Surveyors
Boston Manor Residents Association
Brent Lodge Ranger Team
Brent River and Canal Society
Brentham Garden Conservation Area Panel
Brentham Society
British Geological Survey
British Wind Energy Association
Bromyard Residents Association
Mr, B, Collins, BTCV
Buckingham Avenue Residents Association
Caribbean Environment Watch
Catalyst Housing Group
CB Estates
Ceba Properties Ltd
Central & Cecil Housing Care & Support
Central Ealing Residents Association
Mr S Webb Children & Residential Homes
Choicehome Property Management
Chris Thomas Ltd
Church Commissioners
Churchfield Community Association
Churchfields Residents Association
City & Provincial Properties Plc
Cluttons LLP
Colin Bibra & Co
Collin Buchanan and Partners
Commission for Architecture and the Built Environment (CABE)
Costains Construction Ltd
Cranmer District Res. Association
Crown Estate Office
Cuckoo Estate Residents Association
Cumberland Park Residents Association
Cushman & Wakefield
Discovery Properties Ltd
Dormers Wells Residents Association
Dotebroom Ltd
DP9
Durham Road Residents Association
Ealing and Hanwell Scout District
Ealing Arts
Ealing Arts Council
Ealing Centre for Independent Living
Ealing Common Conservation Area Panel
Ealing Common Society
Ealing Community Network
Ealing Fields Residents Association
Ealing Friends of the Earth
Ealing Green Conservation Area Panel
Ealing Law Centre
Ealing Liberal Synagogue
Ealing Mencap
Ealing Somali Community Welfare
Ealing Somali Welfare
Ealing Village Residents Association
Ealing Hammersmith and West London College
East Acton Residents Association
East African Asian Senior Citizens Assoc.
El-Djazir
Equal Opportunities Commission
Eshu Independants
Faber Maunsell
Fairview Homes PLC
Family Housing Association
Farndale and Hedgerley Residents Association
First Great Western
Forestry Commission
Foxtons Estate Agents
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<td>Milap Day Centre</td>
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## CONSULTATION STATEMENT REGULATION 30(1)(e) and (f)

Old Oak Common Conservation Area Panel  
Olde Hanwell Residents Association  
Oldfields Circus Traders  
OMID Housing Association  
Overdale Neighbourhood Watch  
Park View Residents Association  
Parkridge Holdings  
Peacock & Smith  
Perivale Residents Society  
Pin sent Masons  
Pitshanger Community Association  
Planning Potential  
Polish Community Centre  
PPServices Ltd  
Property Investment Advice & Management Ltd  
Quad Architects  
R.G Elms & Son Ltd  
Rapleys LLP  
Ravenocean Ltd  
Ravenor LLP Residents Association  
Royal Mail Group Ltd  
Royal Society for the Protection of Birds  
RPS  
RSG  
Sainsbury’s Supermarkets Limited  
Saloria Drawing Services  
Save Ealing’s Open Space  
Savills  
Selborne Society  
Servite Homes  
Sharan Properties Ltd  
Society of Afghan Residents  
Somali Community Association - Southall  
Sorbon Management Ltd  
South Acton Residents Action Group  
Southall Black Sisters  
Southall Church of God  
Southall Community Alliance  
Southall Day Centre Ltd  
Southall Local History Society  
Southall Merchants Association  
Southall Rights  
St Catherines Court Residents Association  
St Stephens Residents Association  
St. James Securities (London) Ltd  
Seymore, Sudbury Town Residents Association  
Sure Start  
Swan Hill Homes  
Taylor Woodrow Developments Ltd  
Tetlow King Planning  
Thames Valley Housing  
The Carphone Warehouse plc  
The Grange Residents Association  
The Guinness Trust  
The Lawn Tennis Association  
The Lawns Residents Association  
The Open Spaces Society  
The Southall Chamber of Commerce  
Thomas Wrenn Homes Ltd  
Tibetan Community  
Toplocks Residents Association  
Town and Country Planning Association

## SUBMISSION DOCUMENT EAL 12a

Townhouse Developments Ltd  
TR Suterwalla & Sons Ltd  
Tribal  
Turley Associates  
Twyford Ave Sport Grnd Residents Association  
United Anglo Caribbean Society  
United Controls Ltd  
United Development Ltd  
URPS  
Vikas Intercontinental Developers  
Walpole Residents Association  
Warden Housing Association  
Warwick Road Residents Association  
WATCH GROUP  
Wendover Court Residents Association  
Wesley Estate Residents Association  
West Indian Saturday School  
West London Health Estates  
West London YMCA  
Westfield Property Consultants  
Westlon Housing Association  
Westminster Interfaith  
Westway Housing Association  
WLH Estates  
Womens Development Agency  
Womens Institute  
Womens Pioneer Housing Ltd  
Wood End Residents Association  
WOWGA  
YWCA  
Residents
CONSULTATION STATEMENT REGULATION 30(1)(e) and (f)

Dennis Briscoe, Mrs L Woodcock
Jay Dasani, Mrs H P Wilkes
Mr Bhasin, Clive Narrainen
Nigel Perkins, Dave Roy
Richard Watson, Jay Dasani
James Kelly, Leana Pooley
Harsev Bains, Nigel Middlemiss
Ms Brenda Robins, Carol Van Dyck
Mark Harrington, Carol Woolner
S Kamyab, George Butlin
Mr Bhasin, Patricia Baxendale
Nigel Perkins, Tony Sever
Richard Watson, Anthony Lewis
James Kelly, Vivienne Harek
Harsev Bains, Ian Prowse
Ms Brenda Robins, John Woodcock
Mark Harrington, Jim McLaughlin
S Kamyab, Roger Clements
Mr Bhasin, Tony Palmer
Nigel Perkins, Corrine Templar
Richard Watson, Judy Harris
James Kelly, Ian Prowse
Harsev Bains, Paul Fitzmaurice
Mr Bhasin, David Hughes
Nigel Perkins, Partick Chapman
Richard Watson, Anne Thomas
James Kelly, Mr S Turceninoff
Harsev Bains, Derek Fenton
Mr Bhasin, John Gwynne
Nigel Perkins, Mary Hall
Richard Watson, Leslie Wallis
Mr Bhasin, Beryl Pankhurst
Nigel Perkins, Derek Smith
Richard Watson, John Talbot,
Mr Bhasin, Mr L Read
Nigel Perkins, Penny Newlands
Richard Watson, Penny Newlands

CONSULTATION STATEMENT REGULATION 30(1)(e) and (f)

Sheila Walden,
S Bringlow
G Howells
Rev Greville Thomas
Mr Jeremy Butler
Mr John Gavin
Mr Michael Searle
Anne Griffith
Marie Somerville
Mr Dennis, Briscoe
Miss Swan
Charlotte Payne
Dalton Warner Davis
Appendix B: List of Respondents

Businesses

- Ealing Shopping Centre Limited
- Partnership
- Workspace Group PLC
- St George
- Goldcrest Land
- Twyford Abbey
- Commercial Estates Group (CEG)
- Express Park Investment Ltd
- Glenkerrin Ltd
- Segro
- Hovedean Properties
- Monopli Trust
- GSK

Community Associations

- Ealing Cricket Ground Area Panel
- Save Trees In Gunnersbury
- Kingsdown Residents Association
- John Bird
- Action Acton
- Ealing Friends of the Earth
- Colne Valley Rural Development Forum
- The Park Community Group
- Jehovah’s Witnesses
- Churchfield Community Association

Wesley Estate Association
- Save Trees In Gunnersbury
- Creffield Road Residents Association
- Ealing Wildlife Network
- Save Ealing's Centre
- Brent River & Canal Society
- (WARA) West Acton Residents Association
- Ealing Civic Society
- Bedford Park Conservation Area Advisory Panel
- Bedford Park Society
- Ealing Common Society
- Ealing Arts Centre
- Ealing Transition
- CERA
- Island Triangle Residents Association
- Kingsdown Residents Association
- West Ealing Neighbours

Residents

- B L Parkhurst
- Adam Kulik
- Alex Katz
- Alison Martin
- Allison Franklin
- Andrew Brennan
- Andrew Stevenson
- Angela Emberson
- Anil Anandan
- Belinda Joyce
- Bob Reid
- Bob Roscow
- Brian Cheetham
- Camilla Marriot
- Carl Cullingford
- Caroline Greenwood
- Caroline Tahourdin
- Catherine Hogg
- Catherine Inger
- Charles Garland
- Chris Kenny
- Christopher Lowney
- Mineral Products Association
- Clara Lowy
- Clare Awdry
- Clare Gittins
- David Bays
- David Averre
- David Blackmore
- David Brooke
- David Scott
- Doris Cook
- Dominic Jury
- Eilis Devendra
- Elizabeth Stonor
- Emma Price
- Eric Leach
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Christine Gratus
Derek Pratt
Janet Sacks
Marie-Josephe Mortimer
Lindley Mortimer
MW Jordan
Linda Harakis
Susan New
Adam Kulik

Heathrow Airport Ltd

Statutory Bodies
All Souls College, Oxford
Universities Superannuation Scheme (USS)
Metropolitan Police
The West London Mental Health NHS Trust
Transport for London
Thames Water Utilities Ltd
Natural England
Environment Agency
NHS London Healthy Urban Development Unit
NHS Ealing
Highways Agency
British Waterways London
London Fire & Emergency Planning Authority
Royal Mail
English Heritage
The Theatres Trust
Mayor of London
Appendix C: Consultation Response Form
Development Strategy DPD
Representations Form

- This form should be used to provide a representation to the policies detailed in the Ealing 2026 Development Strategy DPD Final (Submission) Proposals document.

- You must fill in all parts of the form marked with an asterisk (*). Anonymous forms will not be accepted and details submitted will be publicly available. A separate form should be used for each policy.

- If you intend to make a representation it should include all the information, evidence and supporting information to support and/or justify the representation and suggested change. After this stage, further submissions will only be made at the request of the Planning Inspector based on the matter and issues s/he identifies for examination.

- Please return by Monday 1st November 2010. Feel free to continue on separate sheets if necessary.

<table>
<thead>
<tr>
<th>Email</th>
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<td>EALING W5 2HL</td>
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**I am...***
- [ ] Local resident
- [ ] Planning consultant
- [ ] Registered Social Landlord (RSL)
- [ ] Statutory Body
- [ ] Developer
- [ ] Community Group

- [ ] Other __________________________
<table>
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<td><strong>Soundness</strong></td>
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<td>□ Sound □ Unsound</td>
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<td>□ Consistent with national policy</td>
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<td><strong>Explanation</strong></td>
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Use a separate sheet if necessary
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<tr>
<th>Changes</th>
<th>Please suggest, in the form of a rewording of the text or policy you would like changed, the changes you consider would make the policy sound or legally compliant.</th>
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<tr>
<td>Examination</td>
<td>If you are seeking a change, do you consider it necessary for you to appear at the examination?</td>
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<tr>
<td>Yes ☐ No ☐</td>
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<tr>
<td>Reason</td>
<td>Please explain why you would like to attend the examination.</td>
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Use a separate sheet if necessary
Appendix D: Regulation 27 Consultation Letter and Public Notice
Dear Sir or Madam,

Public Consultation on the Local Development Framework (LDF), September – November 2010

Ealing Council is continuing to make good progress in preparing a new ‘Local Development Framework’ (LDF) for the borough. The LDF portfolio will be a major determining factor in the borough's future development and will eventually replace the existing Unitary Development Plan (that was adopted in 2004) by 2013.

I am writing to invite you to participate in helping to create this new planning framework for Ealing and participate in a council organised a public consultation that last up to ten weeks and will start on 17th September and end on 30th November 2010. We have prepared three key documents:

Firstly, the Development Strategy, Final Proposals (also known as the Core Strategy, Final Submission Proposals). This plan sets out the spatial vision and proposals for the future development of the borough and a copy is attached. The consultation on Development Strategy will end at 5pm on Monday 1 November.

Secondly, the Development Sites Development Plan Document, Initial Proposals (also known as Sites Allocation Development Plan Document – Preferred Options). This plan sets out the planning requirements for those key sites with significant development potential.

Thirdly, the Development Management Development Plan Document, Initial Proposals (also known as the Generic Development Control/Management Development Plan Document – Preferred Options). This plan seeks to guide decisions on planning applications where no provision has been made elsewhere (e.g. the London Plan) and
where, because of the unique characteristics of Ealing we feel a more distinctive approach needs to be taken.

The consultation on Development Sites and Development Management will end at 5pm on Tuesday 30 November 2010. If you require a copy of these two documents either download a copy from the council’s web site or contact us if you require a copy.

In addition, there are also a number of background papers that provide further information on demography, housing and green spaces. A separate atlas of proposed changes to the council’s Adopted Proposals Map 2004 also illustrates in map form any proposed changes that arise from the draft plans. In addition, further reports provide a sustainability appraisal and a Habitats Regulations Assessment of the draft plans. Finally, the council also needs to prepare and maintain an up to date information base on key aspects of the social, economic and environmental characteristics of the area. A number of studies have also been published recently including an Infrastructure Delivery Plan, energy evidence base report, employment land review and a retail needs study update.

I have enclosed a copy of the public notice giving details of the arrangements for the public consultation period. If you would like translated material or interpretation in other community languages, or formats to suit people with disabilities, please let me know.

Further information is also available on the Ealing Council web site including electronic copies of all the documents referred to above (www.ealing.gov.uk/planpol).

I therefore invite you to take this opportunity to have your say on these draft LDF documents and will look forward to hearing from you.

Yours faithfully,

Steve Barton
Planning Policy Manager
PUBLIC NOTICE

PLANNING AND COMPULSORY PURCHASE ACT 2004
The Town and Country Planning (Local Development) (England) Regulations 2004
Notice of Public Participation

Ealing’s Local Development Framework

The Local Development Framework is a portfolio of local development documents and, together
with the London Plan, is part of a two-tiered planning system that determines how the planning
system will shape and manage future development in Ealing. It will eventually replace the council’s
Unitary Development Plans (UDP) which was adopted in 2004. The timetable for preparing and
publishing development plan documents is set out in the Local Development Scheme (adopted in
March 2010).

Ealing Council is now consulting on three key documents:

Firstly, the Ealing 2026 Development (or Core) Strategy Development Plan Document. This
contains Final (or Submission) Proposals that the council plan to submit to government for
examination in January 2011. The Development Strategy 2026 sets out Ealing Council’s vision and
proposals for the future development of the borough. There are also a number of background
papers that provide further information, including an Infrastructure Delivery Plan.

Secondly, Initial Proposals (or Preferred Options) for a Development Sites DPD that sets out the
planning requirements for those key sites with significant development potential.

Thirdly, Initial Proposals (or Preferred Options) for a Development Management Development Plan
Document (also called the Generic Development Control/Management DPD). It contains policies
that will eventually be used to guide decisions on planning applications.

Individuals and organisations in the community are now invited to participate in a public
consultation and the council have organised a number of public meetings to this effect. The
documents together with other relevant supporting information, details of the public meetings and
comment forms can be viewed on Ealing Council’s website, www.ealing.gov.uk/planpol
Comments can also be emailed to: planpol@ealing.gov.uk.

Paper copies can be inspected at the council offices at Perceval House, 14-16 Uxbridge Road,
Ealing W5 between the hours of 9.00am and 5.00pm, Monday to Friday from 17th September 2010
until 30th November 2010. Public consultation on the Development Strategy will end at 5pm on
Monday 1st November 2010. Public consultation on the Development Sites and Development
Management Policies will end at 5pm on Tuesday 30th November 2010.

Copies are also available for inspection at local libraries as follows:

- **ACTON** Mon, Fri, Sat 9am-5pm; Tue, Wed, Thur 9am-7.45pm; Sun closed
- **EALING CENTRAL** Mon, Fri, Sat 9am-5pm; Tue, Wed, Thur 9am-7.45; Sun 1am-4pm
- **GREENFORD** Tue, Wed, Thur 9am-7.45pm; Fri, Sat 9am-5pm; Sun, Mon closed
- **HANWELL** Tue, Thur 9am-1pm, 2pm-7.45pm; Fri, Sat 9am-1pm, 2pm-5pm; Sun, Mon closed
- **JUBILEE GARDENS** Tue, Wed, Thur 9am-7pm; Fri, Sat 9am-5pm; Sun, Mon closed
- **NORTHFIELDS** Tue, Thur 9am-7.45pm; Fri, Sat 9am-5pm; Sun, Mon, Wed closed
- **NORTHOLT LEISURE CENTRE** Mon, Tue, Wed, Thur 11am-7pm; Sat 9am-5pm; Sun closed
- **NORTHOLT** Mon, Tue, Wed, Thur 9am-9pm; Fri, Sat 9am-5pm, Sun closed
- **PERIVALE** Tue, Thur 9am-7.45pm; Fri, Sat 9am-5pm; Sun, Mon, Wed closed
- **PITSHANGER** Tue, Thur 9am-7.45pm; Fri, Sat 9am-5pm; Sun, Mon, Wed closed
- **SOUTHALL** Mon, Fri, Sat 9am-5pm; Tue, Wed, Thur 9am-7.45; Sun 1pm-4pm
- **ST. BERNARDS HOSPITAL** Mon, Thur 9.30am-12.30pm trolley rounds in the afternoon to wards. Tues,
  Fri 9.30am-12.30pm and 1.30pm-4.30pm, Wed 9.30am-12.30pm,
  1.30-5.00pm
- **WEST EALING** Tue, Thur 9am-7.45pm; Wed, Fri, Sat, 9am-5pm; Sun, Mon closed
WOOD END is currently closed for refurbishment. The nearest libraries are at Northolt, Northolt leisure Centre and Greenford.

Copies can be obtained from the Council's reception area or from the Planning Policy Team (see contact details below) and there will be a charge for these documents.

Comments on the Development (or Core) Strategy, Sites and Management DPDs and on any aspect of the preparations for Ealing’s LDF, should specify the subject or document page number to which they relate, and the reasons for the comment.

The Council may not be able to take comments into account if they are received later than 1st November for the Development (or Core) Strategy DPD and 30th November for the Development Sites DPD and Development Management DPD. If you want to be notified about further stages in the LDF adoption process, and about other aspects of LDF preparation, please include your contact details.

To contact the Economic Regeneration & Planning Policy Team, email planpol@ealing.gov.uk, telephone 020 8825 5845 or write to the Economic Regeneration & Planning Policy Team, Ealing Council, Perceval House, 4th Floor, 14-16 Uxbridge Road, London W5 2HL.
Appendix E: Consultation Leaflet
Ealing’s Development Strategy (also known as the Core Strategy Development Plan Document) sets out a vision for the future development of the borough.

It aims to harness opportunities for growth and development and promote improvement in appropriate locations. These locations are primarily along the Uxbridge Road/Crossrail and the A40/Park Royal corridors. It also considers how the borough fits into the ‘bigger’ London picture as well as what will deliver the borough’s vision.

The Development Strategy will affect how, where and when the Council will:

• provide new housing – especially affordable homes for local families;
• sustain and create new jobs;
• protect and enhance green and open space and the borough’s heritage; and,
• ensure that community facilities, services and transport infrastructure are provided where and when needed.

The Development Strategy forms part of Ealing Councils ‘Local Development Framework’ (LDF) which is a folder of documents to guide planning and development in the borough. It covers a 15 year plan period up to 2026.

The council are now consulting you on a final draft of the plan. This leaflet briefly explains how the plan was prepared, how you can make a response on the draft final plan and how you can get involved.

Consultation
17 September to 1 November 2010

www.ealing.gov.uk
How the plan was prepared?
The Development Strategy has been through a number of stages of consultation. The outcomes of each stage of consultation have informed the next stage in the development of the plan. Previous rounds of consultation included:

- Issues and Options, Feb-Mar 2006
- New Issues and Options, Sept-Oct 2007
- Initial Proposals (or Preferred Options), Sept-Oct 2009

The current stage of consultation offers you a last opportunity to comment on the final draft of the plan before it is submitted to government in January 2011. A Planning Inspector will be then appointed to conduct an independent examination in public in Summer 2011 before the plan is adopted in December 2011.

Development Strategy Timetable

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<td>New consultation on issues and options</td>
<td>Consultation on initial proposals</td>
<td>Consultation on final proposals</td>
<td>Submission for examination</td>
<td>Examination</td>
<td>Adoption</td>
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How to make a response on the draft final plan?

If you want to change the Development Strategy in any way your comments should state clearly what you want changed, why you want to make the change and provide evidence to support your proposals. Where appropriate, you should provide alternative wording for any changes you wish to make.

The Development Strategy should be consistent with national and regional planning policy. For example:

- If you think this is not the case you should state clearly the reasons why.
- If you believe that a policy or policies should be included in the Development Strategy that goes against national or regional policy in order to meet a clearly identified and justified local need, you should state what the local circumstances are and provide supporting evidence.

If you think another policy should be included please ensure the issues are not already addressed in national or regional policy or another policy in the Development Strategy or another LDF document.

If the issues are not addressed elsewhere, please state why your suggested policy should be included in the Development Strategy and what it should say.
The Development Strategy must meet two key criteria before it can be submitted and adopted. During examination the Planning Inspector will only consider comments that refer to these criteria:

**Has the plan met the following legal requirements?**

- Does it have regard to national policy?
- Does it conform generally with regional policy as set out in the London Plan?
- Is it line with the objectives set out in Ealing’s Sustainable Community Strategy?
- Has it been prepared in accordance with the Local Development Scheme, which sets out a public project plan for LDF preparation?
- Is it in compliance with the Statement of Community Involvement that sets out how the council will involve the community in the preparation of planning documents and in considering planning applications?
- Has it been subject to a sustainability appraisal to examine the social, economic and environmental impacts of the policies in the plan?

**Is the plan sound?**

- Is the plan justified?
- Is it based on robust and credible evidence?
- Is it the most appropriate strategy when considered against the alternatives?
- Is the document effective?
- Is it deliverable?
- Is it flexible?
- Will it be able to be monitored?
- Is it consistent with national policy?

Some further guidance can be found in *Planning Policy Statement 12: Local Spatial Planning* that explains what local spatial planning is, and how it benefits communities which is available at: http://www.communities.gov.uk/publications/planningandbuilding/pps12lsp and the accompanying *Plan Making Manual* which is available at: http://www.pas.gov.uk/pas/core/page.do?pageld=109798
How you can get involved?
You can download an electronic copy of the plans at: http://www.ealing.gov.uk/services/environment/planning/planning_policy/local_development_framework/consultation/

You can also view a full paper copy at:
Ealing Customer Services, Perceval House, 14/16 Uxbridge Road, Ealing W5 2HL. Opening hours: Mon-Fri, 9am-5pm. Or at your local library.

You can come along to one of the following public meetings:

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<th>Date</th>
<th>Topic</th>
<th>Location</th>
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<tr>
<td>21 September 2010</td>
<td>What will Ealing be like in 2026?</td>
<td>Liz Cantell Room, Ealing Town Hall, 7pm (with Ealing Civic Society)</td>
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<tr>
<td>29 September 2010</td>
<td>What will Greenford, Northolt and Perivale be like in 2026?</td>
<td>Greenford Hall, Ruislip Road, 7pm</td>
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<tr>
<td>5 October 2010</td>
<td>A New Transport Plan for Ealing</td>
<td>Telfer Room, Ealing Town Hall, 7pm</td>
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<tr>
<td>7 October 2010</td>
<td>What will Southall be like in 2026?</td>
<td>Dominion Centre, The Green, Southall, 7.30pm (with Southall Community Alliance)</td>
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<td>13 October 2010</td>
<td>A New Infrastructure Delivery Plan for Ealing</td>
<td>Oaktree Community Centre, Acton, 7pm</td>
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<tr>
<td>21 October 2010</td>
<td>What will Acton be like in 2026?</td>
<td>St Mary’s Parish Church, The Mount, Acton, 7pm (with Acton Community Forum)</td>
</tr>
<tr>
<td>26 October 2010</td>
<td>What will Hanwell be like in 2026?</td>
<td>St Thomas the Apostle Parish Hall, Boston Road, Hanwell, 7.45pm (with Hanwell Community Forum)</td>
</tr>
<tr>
<td>10 November 2010</td>
<td>What will North Acton/Park Royal be like in 2026?</td>
<td>Inco Europe Ltd – Sports Hall, Bashley Road, 7-9pm (with Acton Alliance)</td>
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Or email your comments to: planpol@ealing.gov.uk
Or post them to: Planning Policy, Regeneration and Property, Perceval House, 4th Floor SW, 14-16 Uxbridge Road, Ealing W5 2HL
Appendix F: Around Ealing Publicity Articles
We want you to have your say and help us to map out how the borough should develop over the next 15 years. The council has been working on a blueprint for the future of the area, called the Ealing Development Strategy, which looks at a multitude of subjects that affect our everyday lives. It will set out plans to provide housing, and sustain and create jobs, over a 15-year period that will start in 2011 and run right up to the year 2026. It will also affect how and where the council should provide community facilities, and protect the environment and our heritage. The council has also been working on updating its Local Implementation Plan (LIP) to ensure the borough’s transport services are maintained or improved in line with the Mayor of London’s Transport Strategy.

“"We want to give everybody who lives in the borough a chance to take part in shaping these plans for our future.”

A six-week consultation last autumn gave you the chance to tell the council what you thought of the emerging Development Strategy and transport plans. A report summarising these comments and council officers’ responses to them is available on the council’s website at www.ealing.gov.uk/planpol – just click on ‘Local Development Framework’, ‘Consultation’ and then ‘previous consultation’.

Now, we are asking for your help again, because another round of consultation is due to begin later this year to take the process forward another step. Meetings and events are planned between 17 September and 30 November to give you the chance to hear more and have your say.

Leader of the council Julian Bell said: “We want to give everybody who lives in the borough a chance to take part in shaping our future.”

EVENTS
Public meetings in association with community groups:
- 21 September – Liz Cantell Room, Ealing Town Hall, 7pm (with Ealing Civic Society)
- 29 September – Greenford Hall, Ruislip Road, 7pm
- 7 October – Dominion Centre, The Green, Southall, 7.30pm (with Southall Community Alliance)
- 21 October – St Mary’s Parish Church, The Mount, Acton, 7pm (with Acton Community Forum)
- 26 October – Venue to be confirmed, 7.45pm (with Hanwell Community Forum)

Other meetings:
- 5 October – Telfer Room, Ealing Town Hall, 7pm – A New Transport Plan for Ealing
- 13 October – Oaktree Community Centre, Acton, 7pm – A New Infrastructure Delivery Plan for Ealing

If you would like to receive more information on these events, call Narendra Gohil on 020 8825 5882 or email him at gohiln@ealing.gov.uk
Forget fortune cookies

There is no need to rely on mysterious forecasts to discover what the future may hold for our borough, because September sees the start of a fresh opportunity to help shape it yourself.

Meetings and events are planned between 17 September and 30 November to give you the chance to have your say and help us map out how our area should develop over the next 15 years.

As we told you in Around Ealing last month, the council has been working on a blueprint for the future of the borough, called the Ealing Development Strategy, which looks at a multitude of subjects that affect our everyday lives.

This ranges from providing housing and protecting the environment, to securing jobs and supplying community facilities – from 2011 until 2026.

The council has also been working on updating its Local Implementation Plan (LIP) to make sure the borough’s transport services are maintained or improved in line with the Mayor of London’s Transport Strategy.

A six-week consultation last autumn gave you the chance to tell the council what you thought of the emerging Development Strategy and transport plans. You can view a report on the results of the consultation on the council’s website at www.ealing.gov.uk/planpol – click on ‘Local Development Framework’, ‘Consultation’ and then ‘previous consultation’.

Now, we are asking for your help again, in a new round of consultation to take the process forward another step – and move closer to shaping all of our futures.

Council Leader Julian Bell said: “This is such an important process and I’d encourage as many people as possible to get involved.”

EVENTS

Public meetings in association with community groups:

- 21 September – Liz Cantell Room, Ealing Town Hall, 7pm (with Ealing Civic Society)
- 29 September – Greenford Hall, Ruislip Road, 7pm
- 7 October – Dominion Centre, The Green, Southall, 7.30pm (with Southall Community Alliance)
- 21 October – St Mary’s Parish Church, The Mount, Acton, 7pm (with Acton Community Forum)
- 26 October – St Thomas the Apostle Parish Hall, Boston Road, Hanwell, 7.45pm (with Hanwell Community Forum)

Other meetings:

- 5 October – Telfer Room, Ealing Town Hall, 7pm – A New Transport Plan for Ealing
- 13 October – Oaktree Community Centre, Acton, 7pm – A New Infrastructure Delivery Plan for Ealing

If you would like to receive more information on these events, call Narendra Gohil on 020 8825 5882 or email him at gohiln@ealing.gov.uk