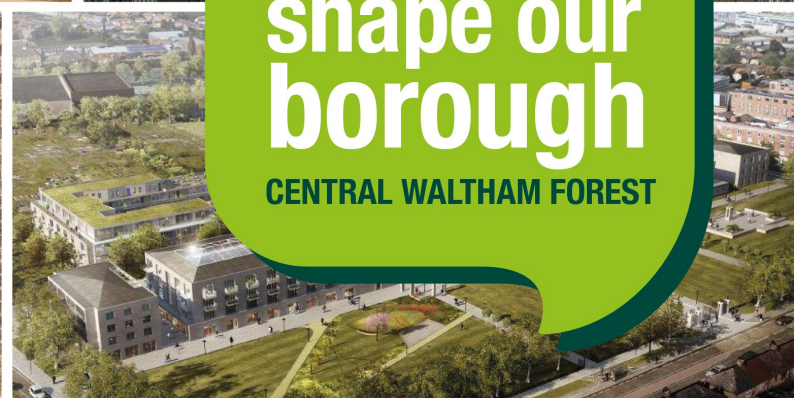




Your chance to shape our borough

CENTRAL WALTHAM FOREST



Join a community meeting

We have arranged a number of online community meetings which will be held throughout the consultation period, between Friday 25 September and Monday 14 December 2020.

Register online at walthamforest.gov.uk/LocalPlan

Come and talk to us at

Thursday 1 October 2020
Walthamstow Town Square, E17 7JR

Sunday 11 October
Troubridge Square, outside the new Wood Street Library, E17 3HB

All in-person events subject to Covid-19 health and safety advice and last-minute postponement. Please check Local Plan website for updates.

Read the full documents

Online at walthamforest.gov.uk/LocalPlan
Printed copies in your local library.

Scan the QR code

to go straight to our online consultation.



Planning your neighbourhood

Join our consultation on Central Waltham Forest

Waltham Forest Council has been working on the production of a new Local Plan that will shape development of the borough over the next 15 years.

Following requests in last year's public consultation for more detail about what could be built where, the Council has now put together a draft Site Allocations development plan document (DPD) that, when adopted, will become Part 2 of the Council's Local Plan.

Local Plan Part 2: Site Allocations

The draft Site Allocations document sets out the sites across the borough where development might happen. It assesses how this land could best be used to meet the needs of local people: how much housing, retail, workspace, leisure, community facilities, social infrastructure, public open space and other essential facilities could be built on the site while still respecting each neighbourhood's character.

The inclusion of a site does not mean that its existing amenities would be lost, rather they would be enhanced, expanded or improved. Any proposals to develop a site would still need to apply for planning permission and achieve a high quality of design.

At this stage we have identified 65 sites, including 21 in Central Waltham Forest. We'd like you to take a look and tell us what you think.

Recommendations in the document are based on a number of in-depth studies and strategies examining such aspects as: impact on the skyline; infrastructure; Green Belt and Metropolitan Open Land; Green and Blue infrastructure; North London Waste Plan; and Urban Design. These show how the proposed development allocations for each site have been calculated.

What's happening this autumn?

Now we invite you to look at the draft proposals for the sites and give us your feedback. The Council has arranged a programme of online events and market stalls devised to ensure we can fully discuss the Site Allocations work for the Local Plan, while respecting the need to maintain protection from Covid-19.

The consultation closes on Monday 14 December 2020.

Once we have collected your comments, a revised version of the Site Allocations document will be published in 2021. There will then be a further chance to comment before a final version is prepared for submission to the Secretary of State for independent examination.





Central Waltham Forest

Central Waltham Forest is also its retail, employment and entertainment heart. Linked to central London by both the Victoria Line and Overground it has a number of growing town centres and neighbourhoods.

These features make it an attractive place to live. The Council is committed to providing good-quality, affordable homes for new and existing residents.

The area also provides increasing opportunities for small businesses and local employment, including the growing Blackhorse Lane Creative Enterprise Zone.

Central Waltham Forest boasts a wealth of cultural and leisure assets such as the Wetlands, and William Morris Gallery. Restoration of the EMD



Cinema will add to a burgeoning night time economy, attracting visitors and investment.

Your chance to shape our borough

find out more at walthamforest.gov.uk/LocalPlan

Blackhorse Lane

Designated a Creative Enterprise Zone (CEZ) Blackhorse Lane has become a thriving light-industrial and creative hub occupied by a number of small-scale employers, makers and food producers, particularly around Blackhorse Workshop. It has also become well-known for its microbreweries.

As employment opportunities continue to be strengthened, jobs will be complemented by increased housing provision and improvements to public space around Blackhorse Road Overground and Victoria Line stations. This will establish Blackhorse as an exciting place to live and work.

SITE ALLOCATIONS:

1	152-154 Blackhorse Road
2	1 Blackhorse Lane
3	Webbs Site
4	59-69 Sutherland Road

As the area sits next to the rejuvenated Walthamstow Wetlands, new walking and cycling routes are being opened up through the area.

Elsewhere

SITE ALLOCATIONS:

5	Priority Court
6	234-240 Billet Road

Walthamstow Town Centre

Walthamstow is the retail, office, transport, cultural and leisure hub of Central Waltham Forest. It has the capacity to support a higher-density residential population and attract investment, which will be needed to help our high streets recover post-pandemic.

SITE ALLOCATIONS:

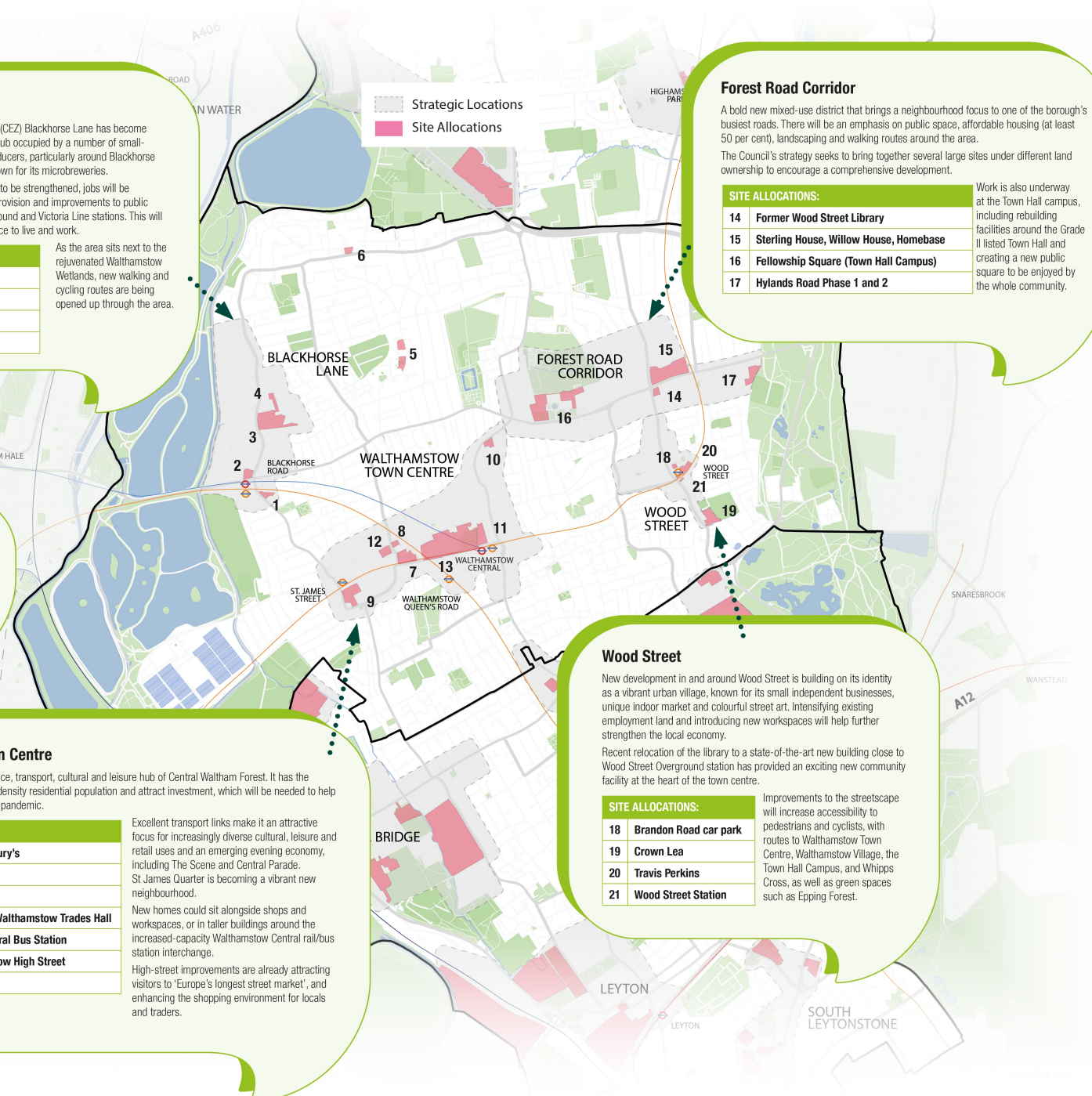
7	High Street Sainsbury's
8	Osborne Grove
9	St James Quarter
10	Stow Car Wash & Walthamstow Trades Hall
11	Walthamstow Central Bus Station
12	Wilkos, Walthamstow High Street
13	The Mall

Excellent transport links make it an attractive focus for increasingly diverse cultural, leisure and retail uses and an emerging evening economy, including The Scene and Central Parade. St James Quarter is becoming a vibrant new neighbourhood.

New homes could sit alongside shops and workspaces, or in taller buildings around the increased-capacity Walthamstow Central rail/bus station interchange.

High-street improvements are already attracting visitors to 'Europe's longest street market', and enhancing the shopping environment for locals and traders.

Strategic Locations
Site Allocations



Forest Road Corridor

A bold new mixed-use district that brings a neighbourhood focus to one of the borough's busiest roads. There will be an emphasis on public space, affordable housing (at least 50 per cent), landscaping and walking routes around the area.

The Council's strategy seeks to bring together several large sites under different land ownership to encourage a comprehensive development.

SITE ALLOCATIONS:

14	Former Wood Street Library
15	Sterling House, Willow House, Homebase
16	Fellowship Square (Town Hall Campus)
17	Hylands Road Phase 1 and 2

Work is also underway at the Town Hall campus, including rebuilding facilities around the Grade II listed Town Hall and creating a new public square to be enjoyed by the whole community.

Wood Street

New development in and around Wood Street is building on its identity as a vibrant urban village, known for its small independent businesses, unique indoor market and colourful street art. Intensifying existing employment land and introducing new workspaces will help further strengthen the local economy.

Recent relocation of the library to a state-of-the-art new building close to Wood Street Overground station has provided an exciting new community facility at the heart of the town centre.

SITE ALLOCATIONS:

18	Brandon Road car park
19	Crown Lea
20	Travis Perkins
21	Wood Street Station

Improvements to the streetscape will increase accessibility to pedestrians and cyclists, with routes to Walthamstow Town Centre, Walthamstow Village, the Town Hall Campus, and Whipp's Cross, as well as green spaces such as Epping Forest.



Dear Resident,

This autumn we are asking you to continue to help shape our borough.

We need to make sure we have the affordable, high-quality homes, high streets, workspaces, transport, schools, health centres, green spaces and leisure facilities that will serve our growing population. But we must also make sure that we strengthen our neighbourhoods and enhance their unique characters, while addressing the diverse requirements of all our residents. We won't be removing any important existing uses, instead we'll be enhancing and adding to them.

Last summer we asked you to give us feedback on our draft Local Plan, the umbrella document that will guide decisions about what could be built where over the next 15 years. As part of that you asked for a more detailed study of potential redevelopment sites across the borough. We've now done this and the resulting draft Site Allocations development plan document is available for comment.

Over the autumn we'll be hosting online workshops and safely distanced in-person pop-ups where you can discuss the proposals with officers. We'll also make the Site Allocations document and its supporting studies available for everyone to read online on the Council's website and in print at selected public buildings.

Your insight into the everyday needs of our neighbourhoods is essential to creating this document that will drive development in your area over the next 15 years.

Together, let's make Waltham Forest a truly great place for everyone now, and in the future, to live, work and enjoy.

Cllr Simon Miller, Cabinet Member for Economic Growth and Housing Delivery.



Your chance to shape our borough

find out more at walthamforest.gov.uk/LocalPlan



Local Plan Part 1: Strategic Policies

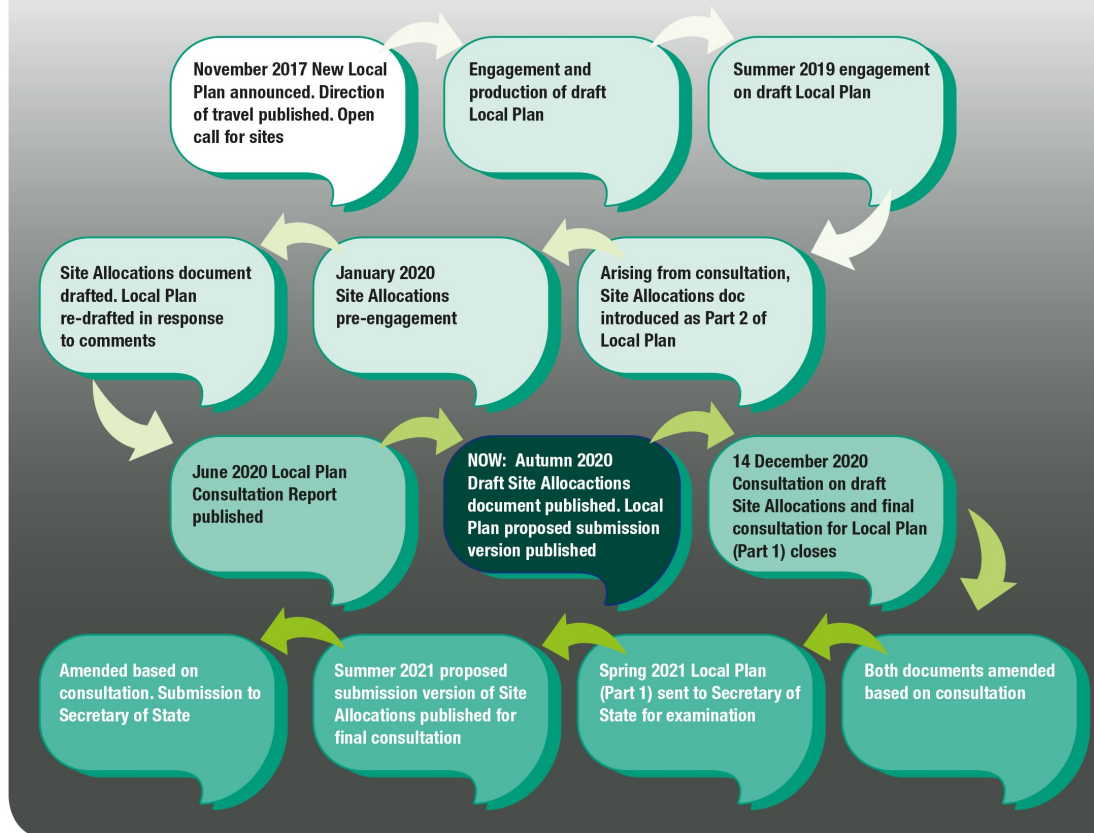
This autumn we will also be publishing the revised Part 1 of the Local Plan, the Strategic Policies document. This is the final stage for Part 1 before it is submitted to the Secretary of State for independent examination.

More than 2,200 comments were made during last summer's engagement with residents, businesses, infrastructure providers, stakeholders, neighbouring boroughs and special interest groups. A Consultation Report setting out all comments made, and the Council's response, is available on the Council's Local Plan website.

A revised Local Plan Part 1 document (the Proposed Submission version) is being prepared. This takes into account the outcome of public consultation and new information since the draft Plan (2019). It will be published in October 2020, with consultation scheduled to take place during autumn 2020. A separate consultation portal will be available for responses to Local Plan Part 1.

For updates on the Local Plan, sign up for the email newsletter here walthamforest.gov.uk/LocalPlan.

Production timeline for Local Plan Parts 1 and 2



Waltham Forest