

Notice of Plan Preparation

Planning and Compulsory Purchase Act 2004 London Borough of Waltham Forest Local Development Framework

- 1) Blackhorse Lane Area Action Plan**
- 2) Walthamstow Town Centre Area Action Plan**
- 3) Wood Street Area Action Plan**

In accordance with Regulation 25 of the Town and Country Planning (Local Development) (England) (Amendment) Regulations 2008 the Borough Council has a duty to notify key stakeholders of the Development Plan Documents they propose to prepare, and to invite comments on those documents.

In order to comply with these regulations, Waltham Forest Council wishes to inform you that it is preparing three new Area Action Plans that will form part of the Local Development Framework for the Borough. The Local Development Framework is a portfolio of documents that sets out planning policies that will be used to co-ordinate new developments in a sustainable manner.

These new documents that are currently being prepared are as follows;

- 1) Blackhorse Lane Area Action Plan
- 2) Walthamstow Town Centre Area Action Plan
- 3) Wood Street Area Action Plan

Relationship to the Core Strategy

The three Area Action Plans will sit beneath the emerging Core Strategy to add details of key issues and allocate land for specific uses in key regeneration areas. They will provide a planning framework for a local area to guide regeneration and development over the next 15 to 20 years. (A fourth Area Action Plan for the Northern Olympic Fringe Area is already well underway).

The Core Strategy has already been subject to an extensive programme of consultation and is currently being finalised for submission to the Planning Inspectorate for independent examination.

Blackhorse Lane Area Action Plan

Blackhorse Lane benefits from good public transport links and fantastic views of reservoirs and open space. These features mean it has the potential to attract the new homes and businesses needed to accommodate population growth. The Area Action Plan will guide future development in the area to make the most of its assets. It will set out where new housing and new businesses should go, and what improvements to infrastructure such as pedestrian/ cycle routes, open spaces, and community facilities, are needed to support this growth.

A significant amount of work has already been undertaken on the area, and an Interim Planning Policy Framework was produced in September 2006. The Area Action Plan will refresh this to ensure future plans for the area are realistic and deliverable, and will make clearer distinctions about what is acceptable and unacceptable on specific sites.

Walthamstow Town Centre Area Action Plan

Walthamstow is a vibrant urban centre that boasts a diverse community. The town centre is at the very heart of the Borough, both geographically and economically. It also has excellent public transport accessibility, particularly to central London. These strengths mean it has the potential to attract significant investment in terms of housing, jobs and community facilities. The Area Action Plan will provide a policy framework which will guide and direct future growth in the town centre.

A significant amount of work has already been undertaken on the area, and an Interim Planning Policy Framework was produced in May 2008. The Area Action Plan will aim to build on this previous work to provide refreshed and updated approach to enable the regeneration of the town centre.

Wood Street Area Action Plan

Wood Street is one of Waltham Forest's district centres and has historically provided a unique retail offer with a mix of residential, office and industrial uses.

The Wood Street Area Action Plan aims to initiate the delivery of a mixed-use development on a number of key sites with a focus on housing and town centre uses. The Area Action Plan will help to facilitate growth and regeneration whilst preserving and enhancing the unique assets of Wood Street as a local centre, improving its vitality and vibrancy as a town centre and therefore bring about real change over the next 15 to 20 years. It will set out the vision, objectives and policies that aim to create a strong and vibrant community with high quality homes, an attractive high street, good access to parks and open spaces; excellent public transport and a wide range of social and community facilities.

How to get involved

If you would like to be involved in any of the documents we are working on we would like to hear from you. We have prepared a brief leaflet for each Area Action Plan giving you the opportunity to comment on the issues, strengths and weaknesses of each area.

An indicative plan is attached to show the parts of the Borough that the different Area Action Plans are likely to cover.

