

Putting the Community First



APPENDIX B

**STATEMENT OF DECISIONS AND REASONS
IN
RESPONSE TO INSPECTOR'S REPORT
INTO
BARNET
UDP
PUBLIC LOCAL INQUIRY**

SDR REF	UDP CHAPTER/POLICY		INSPECTOR'S RECOMMENDATIONS	COUNCIL'S RESPONSE AND REASONS
1.0	Chapter 1: Introduction	1.3	Recommends that: Chapter 1 to this UDP be generally updated to reflect the content of the newly adopted London Plan.	Agree Modification is a factual update which relates to London Plan
1.1	Proposals Map	1.5	Recommends that: no change be made to the Proposals Map.	Agree Details shown on a plan forming part of the LDF for Cricklewood, Brent Cross and West Hendon. This Document is a SPG to the main UDP and it is the appropriate place for this level of detail.
2.0 2.1	Chapter 2: Strategic Policies Policy GSD (Sustainable development)	2.5	Recommends that: In paragraph 2.3.1 (i), the first sentence of the Revised Deposit change be adopted as shown but the second sentence be deleted'; and (ii) In paragraph 2.3.2, the Revised Deposit change be adopted as shown but the paragraph be expanded on the lines outlined above.	Agree For reasons set out in Inspector's Report
2.2	Policy GEA (Environmental Impact)	2.8	Recommends that: Paragraph 2.4.3 be modified as set out in the Revised deposit UDP.	Agree For reasons set out in Inspector's Report
2.3	Policy GBEEnv1 (Character)	2.10	Recommends that:	Agee

			Paragraph 2.4.5 be modified as set out in the Revised Deposit UDP.	For reasons set out in Inspector's Report
2.4	Policy GBEnv2 (Design)	2.12 / 4.3	Recommends that: Policy GBEnv2 be modified as set out in the council's 2 PICs.	Agree modified as set out in the council's 2 PICs.
2.5	Policy GBEnv4 (Special areas)	2.16	Recommends that: Table 5.1 be cross referenced to the Proposals Map on the lines outlined above.	Agree For reasons set out in Inspector's Report
2.6	Policy Ggreen Belt (Green Belt)	2.18 / 5.3	Recommends that: Paragraph 5.1.6 be modified to refer to the Mayor's biodiversity strategy, published in July 2002.	Agree Modification is a factual update which relates to London Plan
2.7	Policy GL3 (Outdoor recreation)	2.20 / 6.12	Recommends that: no modifications be made.	Agree Both issues are dealt with under Policies GL1 & L11
2.8	Policy GH1 (New households)	2.22 / 8.9	Recommends that:- Policy GH1 be modified as set out in the Revised Deposit UDP and in a PIC; Paragraph 8.1.9a be adopted as set out in the Revised Deposit UDP; The fourth sentence of paragraph 8.1.10 be modified to read: 'This will involve the Council continuing to develop their partnerships with all housing providers and delivering housing to meet the diverse needs of	Agree For reasons set out in Inspector's Report

			Barnet's population'; and (iv) Other modifications be made to the introductory text to this chapter as set out elsewhere in this report and that the text be generally updated, in particular to take account of the London Plan.	
2.9	Policy GH3 (Affordable housing provision)	2.24 / 8.13	Recommends that: A new paragraph (8.1.9b) be inserted in the UDP which details the Mayor's objectives in terms of affordable housing and the split between social and intermediate housing; The last sentence of paragraph 8.1.10 be deleted and replaced with references to: the 50% target on affordable housing to be adopted by the Council; the fact that this target includes affordable housing from all sources and not just that secured through planning obligations, i.e. it includes 100% affordable schemes by housing associations, intermediate housing, non-self contained accommodation, gains from conversions and from bringing long-term vacant properties back into use, as well as new housing; future SPG which will address the split between social housing and intermediate housing as related to Barnet; and Policy GH3 be modified as follows: The Council will seek to ensure that half of the 17,780 additional dwellings to be built between 1997 and 2016 are affordable homes meeting the needs of residents unable to buy or rent housing on the open market.	DO NOT AGREE See Chapter 8
2.10	Policy GEMP4 (Protection of employment land)	2.26 /10.18	Recommends that: Policy GEMP4 be modified to read: The Council will seek to retain land that meets strategic requirements for small, medium and large scale industrial users. If there is no realistic prospect of re-use purely for employment purposes, mixed use development for employment and housing will be a priority.	Agree For reasons set out in Inspector's Report
2.11	Policy Gcrick (Cricklewood, West Hendon Regeneration Area)	2.28 /13.19	Recommends that: - Policy GCcrick be reworded as follows: The Cricklewood, West Hendon and Brent Cross Regeneration Area, as defined on the Proposals Map, will be a major focus for the creation of new jobs and homes, building upon the area's strategic location and its key rail facilities. All new development will be built to the highest	Mostly Agree

			<p>standards of design as well as to the highest environmental standards. A new town centre, developed over the plan period, will be fully integrated into the regeneration scheme; and</p> <p>The area that is to become the new town centre and associated development land be the subject of an enhanced programme of air quality monitoring.</p> <p>The chapter as a whole be redrafted to take into account the adopted London Plan and the Development Framework and, through a new section and policy, to place greater emphasis on the needs and proposals for the West Hendon estate;</p> <p>Policy GCcrick be reworded as follows: The Cricklewood, West Hendon and Brent Cross Regeneration Area, as defined on the Proposals Map, will be a major focus for the creation of new jobs and homes, building upon the area's strategic location and its key rail facilities. All new development will be built to the highest standards of design as well as to the highest environmental standards. A new town centre, developed over the plan period, will be fully integrated into the regeneration scheme; and</p> <p>The area that is to become the new town centre and associated development land be the subject of an enhanced programme of air quality monitoring.</p>	
2.12	Policy Gmon (Monitoring Plan)	2.30	<p>Recommends that:</p> <p>in finalising this UDP and the detailed wording of its various policies, full account be taken of PPG12 and other relevant guidance.</p>	DO NOT AGREE with Inspector’s comments 2.30. The council will prepare an annual monitoring report update. This will consider the effects of the UDP policies on the borough’s Quality of life
2.13	Proposed New Policies	2.33	<p>Recommends that:</p> <p>The proposed new policies not be adopted.</p>	Agree For reasons set out in Inspector’s Report
3.0	Chapter 3: Environmental Resources		Recommends that:	Agree For reasons set out in Inspector’s Report

	Policy GEA (Environmental impact)	3.7	<p>Policy GEA be reworded as follows: The Council will take full account of all aspects of environmental impact when assessing development proposals. For development defined in the Town and Country Planning (Environmental Impact Assessment) (England and Wales) Regulations 1999 as Schedule 2, the Council will follow the guidance of DETR Circular 2/99 to determine whether it is likely to have a significant effect upon the environment and thereby require an environmental statement;</p> <p>Paragraph 2.4.4 be reworded to incorporate the 'significant effect upon the environment' test; and</p> <p>Section 3.1 be amended as set out in the Revised Deposit UDP and the subsequent PICs.</p>	
3.1	Policy GEnergy (Energy efficiency)	3.9	<p>Recommends that:</p> <p>no change be made to Policy GEnergy.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
3.2	Policy GLand (Re-use of brownfield land)	3.11	<p>Recommends that:</p> <p>no change be made to Policy GLand.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
3.3	<p>Policy Env1 (Renewable/efficient energy production)</p> <p>Policy Env2 (Energy efficient design)</p>	3.15	<p>Recommends that:</p> <p>(i) The third sentence of paragraph 3.3.7 be amended to state: 'The council will favourably consider plans to install equipment to provide alternative vehicle fuels where it is safe to do so</p> <p>The PIC in respect of paragraph 3.3.7 be not proceeded with; and</p> <p>Otherwise, paragraphs 3.3.1 to 3.3.7 and Policies Env1/Env2 be modified as set out in the Revised Deposit UDP and in the relevant PICs</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
3.4	Policy Env3 (Waste management facilities)	3.18	<p>Recommends that:</p> <p>Policy Env3 and its supporting text be modified on the lines set out in the Revised Deposit UDP and in the PIC; and</p>	<p>Agree</p> <p>Modification is a factual update which relates to London Plan</p>

			The supporting text also be updated to take into account the relevant policies of the London Plan and the Mayor's Municipal Waste Management Strategy.	
3.5	Policy Env4 (Recycling facilities)	3.22	<p>Recommends that:</p> <p>SPG be prepared in respect of the need for, and specification of, recycling facilities within different types of new development; and</p> <p>Policy Env4 and supporting paragraph 3.3.10 be reworded accordingly.</p>	<p>No timescale is suggested for preparing the SPG. Agree in principle</p> <p>Agree For reasons set out in Inspector's Report</p>
3.6	Policy Env5 (Aggregates facilities)	3.24	<p>Recommends that:</p> <p>Policy Env5 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree For reasons set out in Inspector's Report</p>
3.7	Policy Env6 (Light pollution)	3.26	<p>Recommends that:</p> <p>The first sentence of Policy Env6 be reworded as follows: Proposals for lighting schemes will be permitted provided that they do not have a demonstrably harmful impact on residential amenity, on wildlife interests and on the environment generally; and</p> <p>Paragraph 3.3.16 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree For reasons set out in Inspector's Report</p>
3.8	Policy Env7 (Air pollution) Policy Env7a (Air Quality measures)	3.31	<p>Recommends that:</p> <p>The final text take into account the provisions of the Mayor's Air Quality Strategy, and it embody greater clarity in respect of whether there should be a single AQMA or several, and on the number of AQAPs;</p> <p>Map 3.1 be deleted but that there be a commitment by the Council to publish regular updates on local air quality;</p> <p>Policy Air 2 be reinstated (here as Policy Env7a);</p> <p>SPG be prepared as proposed; and</p>	<p>Agree For reasons set out in Inspector's Report</p>

			Otherwise the text be modified as set out in the Revised Deposit UDP and the Council's PICs.	
3.9	Policy Env8 (Water quality)	3.33	Recommends that: Policy Env8 and paragraph 3.3.26 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
3.10	Policy Env9 (Flood risk areas) Policy Env10 (Increased flood risk) Map 3.2 (Flood Plain)	3.39	Recommends that: Policies Env9 and Env10 and their supporting text, and Map 3.2 be modified as set out in the Revised Deposit UDP and in the PICs; and A suitable reference to the possible implications of climate change be added to paragraph 3.3.30.	Agree For reasons set out in Inspector's Report
3.11	Policy Env11 (Drainage infrastructure)	3.41	Recommends that: The following be added to Policy Env11: Wherever this is practicable, the Council will require the use of suitable drainage systems; and Paragraph 3.3.32 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
3.12	Policy Env12 (Location of noisy development)	3.43	Recommends that: No modification be made to Policies Env12 or Env13, or to the supporting text.	Agree, but maybe an issue with the waste transfer station at Cricklewood.
3.13	Policy Env14 (Contaminated land)	3.46	Recommends that: Policy Env14 and its supporting text be modified as set out in the Revised Deposit UDP.	Agree Updated to reflect recent Government Guidance
3.14	Policy Env15 (Hazardous substances and notifiable installations)	3.49	Recommends that: No change be made to Policy Env15 or to its supporting text; and The proposed new policy be not adopted.	Agree For reasons set out in Inspector's Report
4.0	Chapter 4: Built Environment		Recommends that:	

	Policy GBEnv1 (Character)	4.3	Paragraph 4.1.1 be modified as set out in the Council's PIC.	Agree For reasons set out in Inspector's Report
4.1	Policy GBEnv2 (Design)	4.7	Recommends that: Policy GBEnv2 be modified as set out in the Council's two PICs.	Agree For reasons set out in Inspector's Report
4.2	Policy GBEnv3 (Safe environments)	4.9	Recommends that: Policy GBEnv3 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.3	Policy GBEnv4 (Special areas)	4.11	Recommends that: Policy GBEnv4 be modified as follows: The Council will seek to protect, by preserving or enhancing, buildings, areas, open spaces, or features that are of special value in architectural, townscape or landscape, historic, agricultural or nature conservation terms.	Agree For reasons set out in Inspector's Report
4.4	Policy D1 (Quality in design)	4.16	Recommends that: The text under the heading Quality in Design (as set out in the Revised Deposit UDP) be further modified to: Refer to the linkages between design and the factors cited in paragraph 4.34 of the London Plan; Refer to the part played by RSLs in ensuring that affordable housing is of a high quality in design and general sustainability terms; Cross refer to the Council's Design Guidance Notes to be listed in an Appendix; and Cite CABE/Government guidance on good practice in design.	Agree For reasons set out in Inspector's Report
4.5	Policy D4 (Over-development)	4.18	Recommends that:	DO NOT AGREE The Council has

			Policy D4 be deleted.	modified the reasoned justification to overcome the Inspector's concerns that the policy could be used to prevent higher density development. The council is committed to meeting the London Plan's housing target, and contributing to the Sustainable Communities agenda, but will achieve growth without compromising quality of design constraints.
4.6	Policy D5 (Outlook)	4.21	Recommends that: Policy D5 be modified as set out in the Council's PIC.	Agree For reasons set out in Inspector's Report
4.7	D6A (New Policies)	4.23	Recommends that: No change be made in response to these two objections.	Agree For reasons set out in Inspector's Report
4.8	Policy D7 (Scenic quality)	4.26	Recommends that: Policy D7 be deleted and replaced with the following: New developments should respect, as well as contribute to, the local townscape and landscape; and Paragraph 4.3.8 of the Revised Deposit UDP be expanded/redrafted to take into account the matters raised by the Finchley Society and it be given a new heading: Townscape and Landscape Quality and Character.	Agree For reasons set out in Inspector's Report
4.9	Policy D8 (Disabled access)	4.28	Recommends that:	

			No further change be made to Policy D8 or to its supporting text.	Agree For reasons set out in Inspector's Report
4.10	Policy D9 (Designing out crime)	4.30	Recommends that: The supporting text to Policies D9 and D10 be modified as set out in the Council's PIC.	Agree For reasons set out in Inspector's Report
4.11	Policy D10 (Improving community safety)	4.32	Recommends that Policy D10 be modified as set out in the Council's PIC and that no further changes be made.	Agree For reasons set out in Inspector's Report
4.12	Policy D11 (Landscaping)	4.37	Recommends that: In paragraph 4.3.17 as modified, the word 'guideline' be inserted before 'distance of 8m' in line 25; In paragraph 4.3.18a there be inserted a cross reference to sustainable drainage systems; Otherwise, Policy D11 and its supporting text be modified as set out in the Revised Deposit UDP; and There be no additional policy covering trees and landscaping.	Agree For reasons set out in Inspector's Report
4.13	Policy D12 (Tree preservation orders)	4.40	Recommends that no change be made to the text of Policy D12 or to its reasoned justification.	Agree For reasons set out in Inspector's Report
4.14	Policy D13 (Tree protection and enhancement)	4.44	Recommends that: Criterion (i) to Policy D13 be modified as follows : subject to the health and amenity value of individual trees, development schemes retain as many of the existing trees on site as is practicable; and Paragraph 4.3.22 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report

4.15	Policy D14 (Important hedgerows) Policy D15 (Other hedgerows)	4.47	<p>Recommends that:</p> <p>No change be made to Policy D14 but that a reference be made in the supporting text to the likely programme for a Council sponsored survey to identify 'important' hedgerows within the Borough; and</p> <p>Policy D15 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree For reasons set out in Inspector's Report</p>
4.16	Policy D16 (Telecommunications)	4.51	<p>Recommends that:</p> <p>Policy D16 and its supporting text be modified as set out in the Revised Deposit UDP.</p>	<p>Agree For reasons set out in Inspector's Report</p>
4.17	Policy D17 (High buildings – acceptable locations) Policy D18 (High buildings – where not acceptable) Policy D19 (Views of landmarks)	4.61	<p>Recommends that:-</p> <p>Criterion (i) to Policy D17 be modified to read: are carefully related to their surroundings in terms of their design;</p> <p>Criterion (vii) to Policy D17 be modified to exclude the word proposals;</p> <p>Policies D17 and D18 be otherwise modified as set out in the Revised Draft UDP;</p> <p>The first sentence of paragraph 4.3.30 be reworded as follows: 'In assessing proposals for high buildings, the Council will, among other things, consider the extent to which they would create attractive landmarks enhancing the local or wider area';</p> <p>Policy D19 on Views and Landmarks be deleted and paragraph 4.3.32 and Table 4.1 be moved so as to immediately precede Policies D17 and D18 as part of the reasoned justification for those policies;</p> <p>The extent of the viewing corridors shown on Map 4.1 be re-examined at the Modifications stage; and</p> <p>Through the future LDF for Barnet new policies be developed that will</p>	<p>Agree For reasons set out in Inspector's Report</p>

			indicate those locations that are acceptable for high buildings, i.e. those of 30m and above in height, together with lower buildings which still significantly exceed the height of surrounding development.	DO NOT AGREE This will be examined in the LDF. Agree
4.18	Policy D20 (Advertisements) Policy D21 (Hoardings) Map 4.2 (Areas of special advertisement control)	4.65	Recommends that: Policy D20 and its supporting text be modified as set out in the Revised Deposit UDP and that the following additional changes be made: In paragraph 4.3.34, the words 'or where their use makes a positive contribution to improving the appearance of a run down area' be deleted; and Policy D21 be amended to read: Advertisement hoardings will not be permitted unless their express purpose is for the temporary screening of derelict or vacant sites awaiting development.	Agree For reasons set out in Inspector's Report
4.19	Policy D22 (Design and shopfronts) Policy D24 (New shopfronts)	4.68	Recommends that: Policies D22 to D25, and their supporting text be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.20	Policy HC1 (Preserving or enhancing conservation areas)	4.70	Recommends that: no change be made to Policy HC1 or to its supporting text.	Agree For reasons set out in Inspector's Report
4.21	Policy HC3 (Demolition of unlisted buildings in conservation areas)	4.73	Recommends that: Policy HC3 be redrafted to bring it more into line with the guidance of PPG15 Planning and the Historic Environment.	Agree For reasons set out in Inspector's Report
4.22	HC3A (New Policy)	4.75	Recommends that no new policy be adopted.	Agree For reasons set out in Inspector's Report
4.23	Policy HC5 (Areas of special character)	4.77	Recommends that no change be made to Policy HC5 or to its reasoned justification.	Agree For reasons set out in Inspector's Report
4.24	Policy HC6 (West	4.79	Recommends that:	Agree

	Heath/Golders Hill Park area)		no modifications be made to the UDP.	For reasons set out in Inspector's Report
4.25	Policy HC7 (Development in West Heath/Golders Hill Park area)	4.81	Recommends that: Policy HC7 be redrafted to indicate the criteria that development proposals would be expected to meet to render them acceptable when viewed from West Heath and Golders Hill Park.	Agree For reasons set out in Inspector's Report
4.26	Map 4.3 (Areas of special character)	4.84	Recommends that: Map 4.3 be modified as shown in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.27	Policy HC9 (Demolition of listed buildings)	4.87	Recommends that: Policies HC9 and HC10 be redrafted to make them criteria based; and Paragraph 4.3.57 be amended as set out in the Council's PIC.	Agree For reasons set out in Inspector's Report
4.28	Policy HC11 (Change of use of listed buildings)	4.89	Recommends that no change be made to Policy HC11.	Agree For reasons set out in Inspector's Report
4.29	Policy HC12 (Setting of listed buildings)	4.91	Recommends that: Policy HC12 be reworded as follows: Development proposals should respect the setting of a listed building or a group of listed buildings; and Paragraph 4.3.62 include a reference to the relevant legislation.	Agree For reasons set out in Inspector's Report
4.30	Policy HC14 (Demolition of locally listed buildings) Policy HC15 (Locally listed buildings)	4.93	Recommends that: Policy HC14 be reworded as follows: The Council will resist the demolition of locally listed buildings and structures. Where there are compelling reasons for demolition, the Council will seek to ensure that the proposed replacement building is a fitting replacement for the original one; Policy HC15 be reworded as follows: Development proposals affecting locally listed buildings and structures should seek to safeguard their character, appearance and setting; and	Not in accordance with the inspector's recommendation 4.93(i) & 4.93 (ii)

			In respect of paragraph 4.3.66, the Council's PIC be not proceeded with but that the wording of the paragraph be redrafted to reflect the proposed new wording for Policies HC14 and HC15.	
4.31	Policy HC16 (National archaeological remains)	4.96	Recommends that: that paragraph 4.3.73 be amended as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.32	Policy HC20 (Archaeological site evaluations)	4.99	Recommends that: The Council, in consultation with interested parties, give further consideration to the need both to record archaeological finds and to make these public; and Paragraph 4.3.78 be amended as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.33	Policy HC21 (Historic parks and gardens)	4.101	Recommend that: Policy HC21 and its supporting paragraphs be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
4.34	Policy HC22 (Battlefield site)	4.103	Recommends that: Policy HC22 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
5.0	Chapter 5: Open Environment Policy Ggreen Belt (Green belt)	5.3	Recommends that: paragraph 5.1.6 be modified to refer to the Mayor's biodiversity strategy, published in July 2002.	Agree Modification is a factual update which relates to Mayor's biodiversity strategy published in July 2002
5.1	Policy GBEEnv1 (Character)	5.5	Recommends that: no change be made to Policy GBEEnv1.	Agree For reasons set out in Inspector's Report

5.2	Policy GBEnv4 (Special areas)	5.7	<p>Recommends that:</p> <p>Policy GBEnv4 be modified as follows: The Council will seek to protect, by preserving or enhancing, buildings, areas, open spaces, or features that are of special value in architectural, townscape or landscape, historic, agricultural or nature conservation terms.</p>	<p>Agree For reasons set out in Inspector's Report</p>
5.3	Policy O1 (Green Belt/MOL)	5.12	<p>Recommends that:</p> <p>The Schedule of Proposals entry in respect of Scratchwood Local Nature reserve (Site no.14) be amended as recommended in the Council's Schedule of Responses dated September 2001; and</p> <p>No change be made to Policy O1 or paragraph 5.3.2.</p>	<p>Agree For reasons set out in Inspector's Report</p>
5.4	Policy O2 (New buildings and uses on Green Belt/MOL)	5.16	<p>Recommends that:</p> <p>No further changes be made to Policy O2 or to its reasoned justification.</p>	<p>Agree For reasons set out in Inspector's Report</p>
5.5	Policy O4 (Major Developed Sites)	5.34	<p>Recommends that:</p> <p>Policy O4 be modified as set out in the Revised Deposit UDP;</p> <p>The supporting text be modified as set out in the Revised Deposit UDP, subject to a revision of the list of MDS in paragraph 5.3.12 to combine the two MRC sites as one MDS, i.e. National Institute for Medical Research, The Ridgeway and MRC Technology, Burtonhole Lane;</p> <p>Suitable modifications be made to the Proposals Map to show the MRC sites as one;</p> <p>The Council's PIC to paragraph 5.3.11 be amended:</p> <p>Through the addition of 'research' before 'educational and religious facilities'; and</p>	<p>Agree For reasons set out in Inspector's Report</p>

			<p>Through the deletion of the first criterion 'The sites should have a minimum site area of 10,000 sq.m.';</p> <p>In respect of Arkley Park this site be not identified as MDS; and</p> <p>No change be made in respect of Mr A Reid's objection.</p>	
5.6	Policy O5 (Replacement of existing buildings in Green Belt/MOL)	5.36	<p>Recommends that:</p> <p>The title for paragraph 5.3.13 read Replacement of Dwellings.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.7	Policy O6 (Re-use of buildings in Green Belt/MOL)	5.39	<p>Recommends that:</p> <p>the term 'openness' replace 'open character' in Policy O6 and in other policies in Chapter O5 of this UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.8	Policy O7 (Land adjoining Green Belt/MOL)	5.41	<p>Recommends that:</p> <p>Policy O7 be reworded on the following lines: "Proposals for new development adjacent to the Green Belt or Metropolitan Open Land should seek to secure a significant enhancement in the visual amenity of these areas through a combination of good design, appropriate siting and perimeter landscaping which respects the character of its surroundings. The Council will resist proposals which would have a detrimental effect on visual amenity, or the openness, purposes and objectives of these designated areas."</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.9	Policy O8 (Agricultural land in the Green Belt)	5.45	<p>Recommends that:</p> <p>Policy O8 and its supporting text be modified as set out in the Revised Deposit UDP; and</p> <p>In response to the objection from BfoE, additional explanation be provided in the text that the policy will apply to horticultural type uses as well as to agriculture.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.10	Policy O9 (Article 4 directions and the Green Belt)	5.47	<p>Recommends that:</p> <p>The UDP be modified through the deletion of Policy O9.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>

5.11	Green Belt Boundary Changes Map 5.1	5.73	<p>Recommends that:</p> <p>No changes be made to the Green Belt boundary;</p> <p>In connection with Barnet Football Club, Map 5.1 be deleted;</p> <p>In the Schedule of Proposals, the description of Site no.2 be amended to 'Partial redevelopment of existing stadium area';</p> <p>The title to this section be amended to read 'Proposed MOL Boundary Changes'; and</p> <p>Paragraph 5.3.22 be amended accordingly.</p>	Agree For reasons set out in Inspector's Report
5.12	Metropolitan Open Land boundary changes	5.79	<p>Recommends that:</p> <p>In respect of the proposed MOL boundary changes at the Temple Fortune Sports Club, Bridge Lane, the former Friern Barnet Hospital and Compton School, the text be modified as set out in the Revised Deposit UDP; and</p> <p>No further changes be made to MOL boundaries.</p>	Agree For reasons set out in Inspector's Report
5.13	Policy O10 (Heritage land)	5.83	<p>Recommends that:</p> <p>No changes be made to Policy O10 or to its supporting text or to Map 5.4; and</p> <p>The question of countryside designations generally be subject to a full review as part of the LDF process.</p>	Agree For reasons set out in Inspector's Report
5.14	Policy O11 (Countryside Conservation Areas)	5.85	<p>Recommends that:</p> <p>No modification be made to Policy O11, its supporting text or to Map 5.5; and</p> <p>The question of countryside designations generally be subject to a full review as part of the LDF process.</p>	Agree For reasons set out in Inspector's Report

5.15	Policy O12 (Green Chains)	5.89	<p>Recommends that:</p> <p>Paragraph 5.3.31 be modified as set out in the revised Deposit UDP; and</p> <p>The Proposals Map be supplemented by detailed plans showing the precise boundaries of the Green Chains.</p>	<p>Agree For reasons set out in Inspector's Report</p> <p>DO NOT AGREE This will be reviewed in the LDF.</p>
5.16	Policy O13, Map 5.6 (Green Corridors)	5.94	<p>Recommends that:</p> <p>Policy O13 and its supporting text be modified as set out in the Revised Deposit UDP and the PIC; and</p> <p>Map 5.6 be supplemented by detailed plans showing the precise boundaries of the Green Corridors.</p>	<p>Agree</p> <p>DO NOT AGREE This will be reviewed in the LDF.</p>
5.17	Policy O14 (Sites of Special Scientific Interest (SSSI))	5.97	<p>Recommends that:</p> <p>Policy O14 be replaced by the following text: Where development is proposed which would affect a site of importance for nature conservation, the Council will, in the first instance, expect the proposals to avoid adverse impact or, where that is not possible, to minimise such impact while incorporating mitigation of any residual impacts. Where, exceptionally, a development is to be permitted because the reasons for it are judged to outweigh significant harm to nature conservation, the Council will expect appropriate compensation measures;</p> <p>At the end of paragraph 5.3.41, the following be added 'They will be accorded a level of protection commensurate with their borough or local significance';</p> <p>Paragraph 5.3.40 be redrafted to reflect the new wording to Policy O14 and the content of the London Plan; and</p> <p>No change be made to the content of Table 5.1.</p>	<p>Agree For reasons set out in Inspector's Report</p>
5.18	Policy O16 (Protected	5.100	Recommends that:	

	Species)		<p>Policy O16 be redrafted as follows: The Council will resist developmet that would have a significant adverse impact on the population or conservation status of protected species or priority species identified in the London</p> <p>Biodiversity Action Plan BAP and this Borough's BAPs; and</p> <p>The supporting text be updated to take the London Biodiversity Strategy into account.</p>	Agree
5.19	Policy O18 (Watling Chase Community Forest)	5.103	<p>Recommends that:</p> <p>sentences 3 and 4 to paragraph 5.3.48 be deleted and replaced by the text to Revised Deposit paragraph 5.3.48a.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.20	Policy O19 (Management plans on open land)	5.106	<p>Recommends that:</p> <p>Policy O19 and paragraph 5.3.49 be deleted as proposed in the Revised Deposit UDP; and</p> <p>A new section entitled 'Management' be inserted into the UDP following the suggestions outlined in my report.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
5.21	Proposed New Policies	5.111	<p>Recommends that:</p> <p>The policies/proposals suggested by W.A.R and LB Brent be considered by the Council in the context of the overall regeneration of West Hendon and the forthcoming LDF; and</p> <p>The other new policies put forward be not adopted.</p>	<p>Agree</p> <p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.0	<p>Chapter 6: Leisure Recreation and Tourism</p> <p>Policy GL1 (Sport and</p>		<p>Recommends that:</p> <p>The supporting text to Policy GL1 be modified as set out in the Revised Deposit UDP;</p>	<p>Agree</p> <p>Updated to reflect recent Government Guidance and the</p>

6.1	Recreation)	6.10	Paragraph 6.1.14 (third bullet point) be amended as set out in the PIC; and Section 6.1 be updated to take into account, in particular, the publication of PPG17(2002) and the London Plan.	London Plan
6.2	Policy GL3 (Outdoor Recreation)	6.12	Recommends that no modifications be made.	Agree For reasons set out in Inspector's Report
6.3	Policy L1 (Loss of Arts, Culture and Entertainment Facilities)	6.16	Recommends that: Paragraph 6.3.1 be modified as set out in the Revised Deposit UDP; Paragraph 6.3.2 be modified to clarify how the fourth criterion of Policy L1 is to be applied; and Policy L1 itself to be left unchanged.	Agree For reasons set out in Inspector's Report
6.4	Policy L2 (Preferred Locations for Arts, Culture and Entertainment Facilities)	6.19	Recommends that: Policy L2 be modified as set out in the Revised Deposit UDP; Policy L2 be further modified as set out in the Council's PIC and through the insertion of that have not been identified in this Plan between sites and will in the third sentence; and Paragraphs 6.3.4 to 6.3.6 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
6.5	Policy L3 (Criteria for Arts, Culture and Entertainment Facilities)	6.25	Recommends that: Policy L3 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
6.6	Policy L4, Map 6.1 (North Finchley Arts Centre)	6.28	Recommends that : Policy L4, paragraph 6.3.7, Map 6.1 and references to the former Gaumont Cinema site in the Schedule of Outstanding Planning	Agree Modification is a factual update. The Arts Depot is now open

			Permissions be deleted in accordance with the Council's PIC; and The existing reference to the North Finchley Arts Centre in paragraph 6.1.12 be updated and expanded, as appropriate.	
6.7	Policy L5 (Planning Obligations and Arts, Culture and Entertainment Facilities)	6.30	Recommends that: no modification be made.	Agree For reasons set out in Inspector's Report
6.8	Policies L7, L8 (Tourist Attractions and Facilities)	6.35	Recommends that: Policies L7 and L8 and their supporting text be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
6.9	Policy L9 (Preferred Locations for Hotels)	6.41	Recommends that: the last sentence of paragraph 6.3.17 be reworded as follows: 'Town centre proposals should be consistent with the scale and function of the centre involved, and all development should be in keeping with the character of the area.'	Agree
6.10	Policy L10 (Criteria for Hotel Development)	6.45	Recommends that: The second criterion to Policy L10 be reworded as follows: The development is in keeping with the scale and function of the centre, and/or the character of the surrounding area; and The third criterion to Policy L10 be reworded as follows: The development is highly accessible by a choice of means of transport; and.	Agree For reasons set out in Inspector's Report
6.11	Policy L11 (Open Space)	6.57	Recommends that: Paragraph 6.3.19 be modified as set out in the Revised Deposit UDP; The UDP be modified so that it suitably protects open spaces which have limited or restricted public access; and	Agree For reasons set out in Inspector's Report

			Allied to my recommendation in respect of paragraph 6.3.36a, a future Proposals Map (prepared as part of the LDF that will replace this UDP) depict comprehensively all the Borough's areas of open space to which the public have access, above a size threshold to be determined.	
6.12	Policy L12 (Open Space Deficiency)	6.62	<p>Recommends that:</p> <p>Policy L12 be modified to read: The Council will encourage new development to secure improvements in the amount, quality and distribution of public open space in areas of deficiency identified by the Council;</p> <p>Paragraph 6.3.21 be modified to stress the value of public open space to commercial development schemes as well as the public; and</p> <p>The first sentence of paragraph 6.3.22 be deleted.</p>	Agree For reasons set out in Inspector's Report
6.13	Map 6.2 (Metropolitan, District and Local Parks and areas of deficiency at Local Park level)	6.65	<p>Recommends that:</p> <p>all the sites on Map 6.2 be identified as 'Parks' on the Proposals Map.</p>	Agree For reasons set out in Inspector's Report
6.14	Policy L13 (New Public Routes)	6.67	<p>Recommends that:</p> <p>paragraph 6.3.24 be modified as set out in the Revised Deposit UDP.</p>	Agree For reasons set out in Inspector's Report
6.15	Policy L15 (Metropolitan Walks)	6.71	<p>Recommends that:</p> <p>Paragraph 6.3.27 be deleted as set out in the Revised Deposit UDP; and</p> <p>Paragraph 6.3.26 be modified as set out in the Revised Deposit UDP but subject to the definition of 'seek to' in the last sentence.</p>	Agree For reasons set out in Inspector's Report
6.16	Policy L16 (Allotments)	6.81	<p>Recommends that:</p> <p>Policy L16 be modified as set out in the Revised Deposit UDP and the PIC, subject to the deletion of the last sentence of the policy as revised;</p> <p>Paragraphs 6.3.29 and 6.3.30 be modified as set out in the Revised</p>	Agree For reasons set out in Inspector's Report

			<p>Deposit UDP and two PICs;</p> <p>Paragraph 6.3.31 be modified as set out in the Revised Deposit UDP, subject to the deletion of the sentence: 'Where on site provision is not possible, alternative methods of provision will be considered'; and</p> <p>In connection with paragraph 6.3.31, the relevant PIC be <u>not</u> proceeded with.</p>	
6.17	Policy L17 (Sports Grounds and Playing Fields)	6.88	<p>Recommends that:</p> <p>the first two sentences to paragraph 6.3.36a be modified as set out in the Council's PIC; and</p> <p>The second two sentences of paragraph 6.3.36a be replaced with: 'Any application involving playing fields will be assessed against the above standards until the Council has completed both a local needs assessment and an audit of existing open space, sports and recreation facilities. These will lead to the setting of local standards.'</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.18	Policy L18 (Loss of Sports Grounds and Playing Fields)	6.94	<p>Recommends that:</p> <p>Paragraph 6.3.35 be modified to read: 'A proposal involving the loss of sports grounds and playing fields may also be considered where there is an excess of playing field provision and public open space in the area, and where there is an overriding community benefit in terms of sport and recreation'; and</p> <p>In Policy L18, community benefit in terms of sport and recreation should replace community need.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.19	Policy L19 (New Sports Grounds and Playing Fields)	6.96	<p>Recommends that:</p> <p>no modification be made to the UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.20	Policy L20 (Floodlighting Sports Facilities)	6.100	<p>Recommends that:</p> <p>Policy L20 be reworded as follows: Proposals for the floodlighting of sports facilities will be permitted where this would not cause significant</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>

			<p>nuisance to nearby residents and to users of other properties, and where wildlife interests would not be significantly affected. The Council may restrict hours of use; and</p> <p>The supporting text be modified to refer to the need to take into account possible impacts upon wildlife.</p>	
6.21	Proposal L22 (Golf Courses)		<p>Recommends that:</p> <p>'and the surrounding area' be inserted after 'site' in the second criterion of Policy L22.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.22	Policy L23 (Loss of Indoor Sports and Recreation Facilities)	6.107	<p>Recommends that:</p> <p>Policy L23 and its supporting text be modified as set out in the Revised Deposit UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.23	Policy L24 (New Indoor Sports and Recreation Facilities)	6.113	<p>Recommends that:</p> <p>no further modification be made.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.24	Policy L25 (Preferred Location for Indoor Sports and Recreation Facilities)	6.117	<p>Recommends that:</p> <p>no further modification be made.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.24	Policy L26 (Planning Obligations and Indoor Sports and Recreation Facilities)	6.120	<p>Recommends that:</p> <p>'need' be substituted for 'demand' in the first sentence of paragraph 6.3.51;</p> <p>The first sentence of paragraph 6.3.52 be deleted; and</p> <p>Policy L26 be modified to read: Where a development creates a need for new or improved sports and recreation facilities, the Council will seek to enter into planning obligations with the developer to secure their provision.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
6.25	Proposed New Policy	6.122	<p>Recommends that:</p>	<p>Agree</p>

			no modification be made to the UDP.	For reasons set out in Inspector's Report
7.0	Chapter 7: Movement			Agree For reasons set out in Inspector's Report
7.1	Policy Gloc (Reducing the need to travel)	7.3	<p>Recommends that:</p> <p>Policy Gloc be reworded as follows: The Council will encourage development in locations which will reduce the need to travel, promote the use of public transport and other non-car modes and reduce the number and journey length of those trips which continue to be made by car; and</p> <p>The introductory text (section 7.1) be updated as necessary.</p>	Agree For reasons set out in Inspector's Report
7.2	Policy GParking (Parking)	7.5	<p>Recommends that:</p> <p>no modification be made to Policy GParking.</p>	Agree For reasons set out in Inspector's Report
7.3	Policy Gnon Car (Sustainable transport)	7.7	<p>Recommends that:</p> <p>no modification be made.</p>	Agree For reasons set out in Inspector's Report
7.4	Policy M1 (Development location and accessibility)	7.16	<p>Recommends that:</p> <p>Policy M1 be modified as set out in the Revised Deposit UDP;</p> <p>The Council give consideration to the adoption of the PTAL based approach to determining residential densities, as used in the London Plan; and</p> <p>Subject to (ii), Policy M1 and its supporting text be further updated and amended.</p>	Agree for reasons set out in Inspector's Report
7.5	Policy M2 (Transport Assessments)	7.19	<p>Recommends that:</p> <p>Policy M2 be reworded, making it clear that Transport Assessments will</p>	Agree

			<p>be required for those developments having significant transport implications; and</p> <p>The Council review its targets for traffic reduction, taking into account the targets for Outer London contained in the London Plan.</p>	For reasons set out in Inspector's Report
7.6	Policy M3 (Green travel plans)	7.24	<p>Recommends that:</p> <p>In respect of green travel plans, the PIC be accepted but that reference be made additionally to: the need for travel plans to contain measurable outputs and monitoring plans; the Council's own plans for green travel for employees (an update); and guidance published by the ODM/DfT (as cited above); and</p> <p>In respect of safe travel to schools, the text be modified as set out in the Council's PIC but that this issue be the subject of a separate policy, after M3, and that suitable additional supporting text be provided.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p> <p>DO NOT AGREE</p> <p>The Council does not consider an additional policy is necessary.</p>
7.7	Policy M4 (Widening opportunities for pedestrians and cyclists)	7.27	<p>Recommends that:</p> <p>Policy M4 and its supporting text be modified:</p> <p>To take into account the policies of the London Plan and the London Transport Strategy as well as the guidance of PPG13; and</p> <p>To place more emphasis on action that can be taken directly by the Council, such as the identification and implementation of additional cycling routes.</p>	DO NOT AGREE This will be reviewed in the LDF.
7.8	Policy M5 (Facilities for pedestrians and cyclists)	7.29	<p>Recommends that:</p> <p>Policy M5 be left unchanged and that paragraph 7.3.14 be modified as set out in the Revised Deposit UDP.</p>	Agree For reasons set out in Inspector's Report
7.9	Map 7.1 (Cycle Routes)	7.31	makes no recommendation.	Agree For reasons set out in

				Inspector's Report
7.10	Policy M6 (Use of public transport)	7.35	<p>Recommends that:</p> <p>the supporting text to Policies M6 and M7 be updated and expanded to take account of the public transport provisions of the London Plan, and to refer to the public transport measures associated with the proposed Brent Cross/Cricklewood development.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
7.11	Policy M7 (Improvements to public transport)	7.38	<p>Recommends that:</p> <p>Policy M7 be modified as set out in the Revised Deposit UDP and in the PIC.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
7.12	Policy M8 (Impact on roads)	7.48	<p>Recommends that:</p> <p>In respect of the road hierarchy:</p> <p>The A1000/A598 be re-designated as Tier 2 routes on the Proposals Map, subject to the necessary consultation;</p> <p>In the light of GOL Circular 1/2000, the Council review the road hierarchy in Barnet with a view to including on the Proposals Map the GLA roads and roads for which the Secretary of State is responsible, as well as Tier 2 and Tier 3 routes;</p> <p>As part of that review, the status of the A5 be examined;</p> <p>In response to the objections from NFLA and MHRA, no change be made to Policy M8 or paragraph 7.3.34; and</p> <p>The text be updated, taking into account my recommendations (i) to (iii).</p>	<p>DO NOT AGREE</p> <p>This will be reviewed in the due course.</p>
7.13	Policy M9 (Strategic road network)	7.52	<p>Recommends that:</p> <p>the proposed PICs to paragraphs 7.3.35 to 7.3.39 and to Policy M9 be further examined at the Modifications stage.</p>	<p>DO NOT AGREE</p> <p>This will be reviewed in the due course.</p>

7.14	Policy M10 (Reducing effects of traffic)	7.54	<p>Recommends that:</p> <p>the second sentence to the policy be reworded as follows: Where the need for such measures is directly related to the development and any planning permission, the Council will seek to secure a planning obligation from the developer.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
7.15	Policy M11 (Safety of road users)	7.56	<p>Recommends that no modification be made.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
7.16	Policy M13 (Planning obligations and improvements to roads)	7.58	<p>Recommends that:</p> <p>The second sentence to the policy be reworded as follows: Where improvements or changes to the road network are directly related to the development and any planning permission, the Council will seek to secure a planning obligation from the developer.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
7.17	Map 7.3 (Accessibility categories in relation to vehicle parking standards)	7.63	<p>Recommends that:</p> <p>Subject to a decision by the Council to adopt the PTAL based approach to determining residential densities, Map 7.3 be deleted and replaced by a new map based on that approach.</p>	<p>AGREE</p> <p>The Council will make use of the PTAL model alongside other models of accessibility and review these in due course.</p>
7.18	<p>Policy M14 (Parking standards)</p> <p>Appendix 7.1 (Parking standards)</p>	7.85	<p>Recommends that:</p> <p>The section on car parking be reviewed and updated generally, to take into account the policies and standards of the London Plan;</p> <p>It be made clear in Appendix 7.1 to the UDP that the residential car parking standards are maximum car parking standards;</p>	<p>AGREE</p> <p>DO NOT AGREE,</p> <p>The council considers that the London Plan's strategic car parking standards apply to</p>

			<p>No special provision be made for housing associations, taking into account the flexibility offered by a system of maximum standards;</p> <p>The proposed retail standards be subjected to review to take into account the London Plan and the factors listed in the report;</p> <p>The minimum standard for Class B1 uses be set at one space per 100 sq.m of gross floorspace;</p> <p>No change be made to the standard for C1 uses;</p> <p>No change be made in respect of the requirements for D2 uses; and</p> <p>In respect of development at Brent Cross/Cricklewood/West Hendon, separate car parking standards be set but appropriate cross references be made in the two chapters.</p>	<p>Barnet and therefore adopt them locally, except when it is necessary to allow for local circumstances, for example, low public transport accessibility and high private transport use</p> <p>AGREE</p> <p>AGREE</p> <p>DO NOT AGREE, See reason above</p> <p>AGREE</p> <p>AGREE</p> <p>AGREE</p>
7.19	Policy M15 (Freight)	7.88	<p>Recommends that:</p> <p>In the supporting text to Policy M15, a suitable cross reference be made to the Cricklewood, Brent Cross and West Hendon chapter.</p>	<p>Agree For reasons set out in Inspector’s Report</p>
7.20	Proposed New Policies	7.93	<p>Recommend that:</p> <p>the proposed new policies be not adopted.</p>	<p>Agree For reasons set out in Inspector’s Report</p>

8.0	Chapter 8: Housing			
8.1	Policy GH1 (Housing provision)	8.9	<p>Recommends that:</p> <p>Policy GH1 be modified as set out in the Revised Deposit UDP and in a PIC;</p> <p>Policy 8.1.9a be adopted as set out in the Revised Deposit UDP;</p> <p>The fourth sentence of paragraph 8.1.10 be modified to read: 'This will involve the Council continuing to develop their partnerships with all housing providers and delivering housing to meet the diverse needs of Barnet's population'; and</p> <p>Other modifications be made to the introductory text to this chapter as set out elsewhere in this report and that the text be generally updated, in particular to take account of the London Plan.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
8.2	Policy GH3 (Affordable housing provision)	8.13	<p>Recommends that:</p> <p>A new paragraph (8.1.9b) be inserted in the UDP which details the Mayor's objectives in terms of affordable housing and the split between social and intermediate housing;</p> <p>The last sentence of paragraph 8.1.10 be deleted and replaced with references to:</p> <p>the 50% target on affordable housing to be adopted by the Council;</p> <p>the fact that this target includes affordable housing from all sources and not just that secured through planning obligations, i.e. it includes 100% affordable schemes by housing associations, intermediate housing, non-self contained accommodation, gains from conversions and from bringing long-term vacant properties back into use, as well as new housing; and</p> <p>future SPG which will address the split between social housing and intermediate housing as related to Barnet; and</p> <p>Policy GH3 be modified as follows: The Council will seek to ensure that half of the 17,780 additional dwellings to be built between 1997 and 2016</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>

			are affordable homes meeting the needs of residents unable to buy or rent housing on the open market.	
8.3	Policy H0 (Housing and affordable housing provision 1997-2006)	8.18	<p>Recommends that:</p> <p>Policy H0 be deleted; and</p> <p>The supporting paragraphs to Policy H0 be revised and updated on the lines put forward in my report.</p>	<p>Agree</p> <p>Partially agree For reasons set out in Inspector's Report. However, the council will provide a more detailed breakdown of completions in the Annual Monitoring Report , the first of which will be published in December 2005.</p>
8.4	Policy H1 (Allocated sites for housing)	8.21	<p>Recommends that:</p> <p>paragraph 8.3.4 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
8.5	Policy H2 (Other housing sites)	8.28	<p>Recommends that:</p> <p>Paragraphs 8.3.5 to 8.3.7 be modified as set out in the Revised Deposit UDP;</p> <p>Policy H2 be modified through the PIC; and</p> <p>At the Modifications stage, and subject to the progress on this, reference be made to the good practice guidance for London's suburbs mentioned in the London Plan.</p>	<p>Partially agree</p> <p>The draft good practice guidance on sustainable suburbs not due for publication until spring 2005. The council has therefore been unable to use its conclusion in making modifications</p>
8.6	Policy H3 (Changes of use from housing to other uses)	8.31	<p>Recommends that:</p> <p>Policy H3 and its supporting text be modified as set out in the Revised Deposit UDP and the PICs.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>

8.7	Policy H4 (Dwelling mix)	8.35	<p>Recommends that:</p> <p>Policy H4 be modified through the deletion of ten in line one and its substitution by fifteen; and</p> <p>Paragraph 8.3.15 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree For reasons set out in Inspector’s Report</p>
8.8	Policy H5 (Affordable housing)	8.74	<p>Recommends that:</p> <p>Paragraph 8.3.17 and the glossary be modified to include a definition of affordable housing which fully accords with that given in the London Plan;</p> <p>Paragraph 8.3.18 be modified in accordance with the PICs;</p> <p>Paragraph 8.3.19 be modified as set out on page 44 of the Council’s schedule of PICs, (thereby adding text after ‘consideration will be given to the viability of the scheme’);</p> <p>The last sentence of paragraph 8.3.20 be modified and updated to refer to the Mayor’s strategic target that 50% of housing provision should be affordable, and otherwise to reflect the content of Policy 3A.7 of the London Plan;</p> <p>Paragraph 8.3.21 be modified:</p> <p>to explain why the Mayor’s strategic target will be adopted in Barnet; to state that, having regard to the overall 50% target, the Council will seek to negotiate the maximum reasonable amount of affordable housing on sites of 15 or more units gross or 0.5 hectares or more; and through the deletion of the last sentence; and</p> <p>Policy H5 be modified to read: Having regard to the Council’s target that half the housing provision over the Plan period should be affordable, the Council will seek to negotiate the maximum reasonable amount of affordable housing on sites of 15 or more units gross or 0.5 hectares or</p>	<p>Agree For reasons set out in Inspector’s Report</p> <p>AGREE</p>

			more, and to ensure that these units will continue to be affordable for successive occupiers.	AGREE
8.9	Policy H6 (Development of employment or other non-residential sites for housing)	8.79	Recommends that: Policy H6 and paragraph 8.3.23 be deleted.	Agree For reasons set out in Inspector's Report
8.10	Policy H7 (Affordable housing and planning briefs)	8.83	Recommends that Policy H7 and paragraph 8.3.24 be deleted.	Agree For reasons set out in Inspector's Report
8.11	Policy H8 (Commuted payments and affordable housing)	8.90	Recommends that: The second sentence of paragraph 8.3.25 be modified in accordance with the PIC; The final two sentences of paragraph 8.3.25 be modified to read: 'This resource should provide, as with on site provision, additional units that would not otherwise have been provided in the borough (see Circular 6/98 paragraph 22). Such arrangements will only apply to those sites where through the application of Policy H5, the provision of an element of affordable housing is deemed to be suitable'; The first sentence of paragraph 8.3.27 be deleted and replaced with: 'The underlying premise is that there should not be any financial difference to a developer whether they make provision on site, off site, or through a commuted sum. Further guidance on the formula for calculating commuted payments will be given in future Supplementary Planning Guidance on Affordable Housing'; Paragraph 8.3.28 be deleted; and Policy H8 be modified to read: On sites which are suitable for the provision of an element of affordable housing, the Council may exceptionally accept provision off-site, or a commuted payment instead of such provision.	Agree For reasons set out in Inspector's Report

8.12	Policy H11 (Temporary homeless accommodation for Barnet's needs)	8.94	Recommends that: no modifications be made to the Plan.	Agree For reasons set out in Inspector's Report
8.13	Policy H12 (Special needs housing)	8.97	Recommends that: no modifications be made to the Plan.	Agree For reasons set out in Inspector's Report
8.14	Policy H13 (Disabled access in new homes)	8.100	Recommends that: Policy H13 be modified to read: When considering new housing development and conversion proposals, the Council will seek to ensure that it is built to 'Lifetime Homes' standards, providing homes which are accessible and capable of easy adaptation to meet the needs of people with disabilities; and Paragraph 8.3.39 be modified accordingly so as to correspond with the above policy.	Agree For reasons set out in Inspector's Report
8.15	Policy H14 (Wheelchair accessibility)	8.103	Recommends that: paragraph 8.3.42 be deleted.	Agree For reasons set out in Inspector's Report
8.16	Policy H15 (Gypsy sites)	8.110	Recommends that: the Policy and its supporting text be modified as set out in the Revised Deposit UDP subject to the replacement of criterion (viii) of the policy by 'has no demonstrably harmful impact upon local amenity'.	Agree For reasons set out in Inspector's Report
8.17	Policy H16 Character of residential development)	8.115	Recommends that: Paragraphs 8.3.47 and 8.3.48 (lines 6,7) be modified as set out in the Revised Deposit UDP; The last sentence of paragraph 8.3.48 of the Revised Deposit UDP (starting 'New residential development...') be deleted; and A cross reference be made to paragraph 4.3.18a on the subject of front garden parking.	Agree For reasons set out in Inspector's Report

8.18	Policy H17 (Privacy standards)	8.119	<p>Recommends that:</p> <p>Policy H17 and Policy H19 be deleted;</p> <p>SPG be prepared and published to deal with privacy and overlooking matters; and</p> <p>The supporting text to Policy H16 be expanded to cover privacy matters in general terms and to refer to the SPG.</p>	<p>DO NOT AGREE</p> <p>The Inspector recommended the deletion of Policies H17, H18 and H19 as they cover matters of detail best dealt with by SPG. The council has set out in its published Local Development Scheme that it will prepare a Supplementary Planning Document (SPD) on Sustainable Development (Design Construction and Mixed Communities). This SPD will cover these issues. Prior to the adoption of this SPD, the deletion of the standards on privacy, amenity space and garden depth as set out in the UDP would create considerable uncertainty for housing developers. The council therefore retains policy H17, H18 and H19 and supporting text.</p>
8.19	Policy H18 (Amenity space areas)	8.121	<p>Recommends that:</p> <p>Policy H18 be deleted;</p>	<p>Partially agree Refer to</p>

			<p>SPG be prepared and published addressing garden and amenity space considerations;</p> <p>A fifth criterion be added to Policy H16: (v) provide adequate levels of private garden or amenity space; and</p> <p>The supporting text to Policy H16 be extended to cover amenity space issues and to refer to the SPG.</p>	<p>council's response at 8.18</p> <p>Agree The council agrees with Inspector's recommendation (iii)</p>
8.20	Policy H19 (Garden depth for houses)	8.123	<p>Recommends that:</p> <p>Policy H19 be deleted.</p>	<p>DO NOT AGREE Refer to council's response at 8.18</p>
8.21	Policy H20 (Public recreational developments)	8.131	<p>Recommends that:</p> <p>Policy H20 and paragraph 8.3.53 be modified as set out in the Revised Deposit UDP and the subsequent PIC;</p> <p>The text be further modified: to refer to the guidance of PPG17, and the fact that the NPFA standards are to be taken as interim standards only; and to incorporate the requirement of Circular 1/97 on the seeking of planning obligations; and</p> <p>Paragraph 8.1.5a be updated to refer to the latest version of PPG17.</p>	<p>Agree For reasons set out in Inspector's Report</p>
8.22	<p>Policy H21 (Density of residential development)</p> <p>Policy H22 (Higher residential densities)</p>	8.142	<p>Recommends that:</p> <p>Policy H21 be deleted and replaced with the following: The Council will favourably consider proposals for higher density residential development within and adjoining Barnet's major and district town centres, together with West Hendon local centre, provided such proposals comply with Policy D1 and relate satisfactorily to their surroundings;</p>	<p>AGREE IN PART The council considers the term 'and adjoining' too vague to include in the UDP. The definition of town centres and their hinterlands will be examined in due course, through the preparation of the LDF</p>

			<p>The supporting text be redrafted and updated to reflect the policies of the London Plan on residential density and design and to cite density ranges for both houses and flats; and</p> <p>The Council give consideration to the adoption of the density location and parking matrix approach to determining residential densities, as used in the London Plan.</p>	<p>Core Strategy.</p> <p>DO NOT AGREE This will be reviewed in the LDF.</p> <p>DO NOT AGREE The council considers that its approach on density has been successful in delivering high quality sustainable development at high densities. The council notes that the Inspector recognizes that Barnet’s approach to residential density is reasonable. The council will further consider the merits of the London Plan’s density location and parking matrix in the emerging Local Development Framework.</p>
8.23	Policy H23 (Conversion of	8.146	Recommends that:	Agree

	single family dwellings to flats)		Policy H23 and paragraphs 8.3.59 – 8.3.61 be modified as set out in the Revised Deposit UDP.	For reasons set out in Inspector's Report
8.24	Policy H24 (Conversion from non-residential uses to residential uses)	8.148	Recommends that: the third criterion to Policy H24 be deleted.	Agree For reasons set out in Inspector's Report
8.25	Policy H25 (Pre-requisites for conversions of houses to flats)	8.150	Recommends that: Policy H25 and its supporting paragraph 8.3.63 be deleted.	Agree For reasons set out in Inspector's Report
8.26	Policy H26 (Design of conversions of houses to flats)	8.152	Recommends that: Policy H26 be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
8.27	Proposed New Policies	8.154	Recommends that: the proposed new policies be not adopted.	Agree For reasons set out in Inspector's Report
9.0	Chapter 9: Community Services		Recommends that:	Agree For reasons set out in Inspector's Report
9.1	Policy GCS1 (Community services)	9.4	that paragraph 9.1.9, first bullet, second sentence be modified to read: 'This objective will only be met by the Council working in conjunction...'	
9.2	Policy CS1 (Community and religious facilities)	9.12	Recommends that: the first criterion of Policy CS1 be deleted.	Agree For reasons set out in Inspector's Report
9.3	Policy CS2 (Planning obligations and new developments)	9.14	Recommends that: no modifications be made to the Plan.	Agree For reasons set out in Inspector's Report
9.4	Policy CS3 (Protection of community and religious facilities)	9.20	Recommends that: no modifications be made to the Plan.	Agree For reasons set out in Inspector's Report

9.5	Policy CS4 (Educational facilities)	9.26	<p>Recommends that:</p> <p>The first sentence of Policy CS4 be modified to read: Proposals for the development of educational facilities will be permitted where they: and</p> <p>The last sentence of paragraph 9.3.7 be reworded to state: 'When considering proposals for new education facilities, or the expansion of existing ones, the Council will...'</p>	Agree For reasons set out in Inspector's Report
9.6	Policy CS5 (Multiple/shared use of educational facilities)	9.28	<p>Recommends that:</p> <p>no modifications be made to the UDP.</p>	Agree For reasons set out in Inspector's Report
9.7	Policy CS6 (School sites)	9.32	<p>Recommends that:</p> <p>paragraph 9.3.10 be modified in accordance with the PIC.</p>	Agree For reasons set out in Inspector's Report
9.8	Policy CS7 (Surplus educational land and buildings)	9.41	<p>Recommends that:</p> <p>Paragraph 9.3.11 and Policy CS7 be modified in accordance with the PIC; and</p> <p>Paragraph 9.3.12 be updated to refer to the latest Government guidance in respect of playing field provision.</p>	Agree For reasons set out in Inspector's Report
9.9	Policy CS8 (Education needs generated by new housing development)	9.49	<p>Recommends that:</p> <p>Policy CS8 be modified to read: Where a residential development creates a need for additional school places, the Council will seek to enter into planning obligations with the developer to secure contributions to their provision.</p>	Agree For reasons set out in Inspector's Report
9.10	Policy CS9 (Improving existing school sites)	9.51	<p>Recommends that:</p> <p>no further modifications be made.</p>	Agree For reasons set out in Inspector's Report
9.11	Policy CS10 (Primary health	9.53	<p>Recommends that:</p>	Agree

	and social care facilities)		no further modifications be made.	For reasons set out in Inspector's Report
9.12	Policy CS12 (Social day care facilities)	9.56	Recommends that: the first criterion of Policy CS12 be deleted.	Agree For reasons set out in Inspector's Report
9.13	Policy CS13 (Provision of new health and social care facilities)	9.59	Recommends that: no further modifications be made.	Agree For reasons set out in Inspector's Report
9.14	Policy CS14 (Surplus health care facilities)	9.63	Recommends that: the last sentence of Policy CS14 as set out in the Revised Policy UDP be deleted and the following added to the end of paragraph 9.3.22: 'Other uses will be considered on their individual planning merits.'	Agree For reasons set out in Inspector's Report
9.15	Policy CS15 (Cemeteries and crematoria)	9.66	Recommends that: no modification be made.	Agree For reasons set out in Inspector's Report
9.16	Policy CS16 (Utility companies and statutory undertakers)	9.68	Recommends that: no modification be made to Policy C16 or to its supporting text.	Agree For reasons set out in Inspector's Report
10 10.1	Chapter 10: Employment (Business and Industry) Policy GEMP1 (Protecting employment sites)	 10.9	Recommends that: No further modification be made to paragraph 10.1.2 as set out in the Revised Deposit UDP; In respect of the status of RAF East Camp, paragraph 10.3.14 be updated and the discrepancy between Table 10.5. Map 10.1 and the Strategic Diagram resolved; The employment data in the chapter be brought up to date wherever this	 AGREE DISAGREE RAF East Camp is no longer shown identified as Industrial Business Park. DISAGREE This will be reviewed in

			is practicable; and Paragraph 10.1.31 be modified in accordance with the PIC.	the due course. DISAGREE This will be reviewed in the due course.
10.2	Policy GEMP4 (Protection of employment land)	10.18	Recommends that: Policy GEMP4 be modified to read: The Council will seek to retain land that meets strategic requirements for small, medium and large scale industrial users. If there is no realistic prospect of re-use purely for employment purposes, mixed use development for employment and housing will be a priority.	Agree For reasons set out in Inspector's Report
10.3	Policy EMP1 (Retention of industrial sites)	10.21	recommends that: The last sentence of paragraph 10.3.8b be deleted; and As set out in the Council's PIC, new paragraph 10.3.8c be added to the text as contained in the Revised Deposit UDP but that no further modifications be made in accordance with that PIC.	Agree For reasons set out in Inspector's Report
10.4	Policy EMP2 (Protection of other industrial sites)	10.30	Recommends that: 'preferably' be inserted between 'small firms' and 'of equivalent' in the last sentence of paragraph 10.3.8a; and The second paragraph of policy EMP2 be modified to read: Exceptions will be made only where there is no realistic prospect of re-use in the short, medium and long term or redevelopment for industrial purposes. In these cases the priority re-use will be a mixture of small business units with residential uses.	Agree For reasons set out in Inspector's Report
10.5	Policy EMP3 (Consolidation of employment land)	10.33	Recommends that: paragraph 11.3.3 be modified in accordance with the PIC.	Agree For reasons set out in Inspector's Report
10.6	Policy EMP4 (Industrial business park)	10.38	Recommends that: the following be added to paragraph 10.3.11 as set out in the Revised Deposit UDP: 'Given the present low accessibility of this site by public	Agree For reasons set out in Inspector's Report

			transport it is important that any significant development proposals include measures aimed at minimising the volume of traffic likely to be generated. UDP Policies M2, M3 to M7 and M14, and Policy 3C.2 of the London Plan, are of particular relevance'.	
10.7	Policy EMP6 (New offices)	10.43	Recommends that: at the Modifications stage, the Council review and, if necessary, update its figures on the projected demand for office space in Barnet.	Disagree This will form part of LDF
10.8	Policy EMP7 (Re-use of offices)	10.49	Recommends that: The second sentence of paragraph 10.3.16a be modified to read: 'Where it is foreseen that there will be no realistic productive re-use of offices and they have been actively marketed for 18 months, (including as serviced offices with retailing below in town centres) the priority re-use will be a mixed use development'; and Policy EMP7 be modified to read: The development of offices for non-employment uses will be granted planning permission only where there is no realistic prospect of re-use or redevelopment for office purposes. Where this is the case, the priority re-use will be a mixed use development.	Agree For reasons set out in Inspector's Report
10.9	Policy EMP9 (New residential development adjacent to industrial uses)	10.51	Recommends that: no modifications be made to the Plan.	Agree For reasons set out in Inspector's Report
10.10	Policy EMP10 (Working from home)	10.53	Recommends that: no further modifications be made.	Agree For reasons set out in Inspector's Report
10.11	Proposed New Policies	10.56	Recommends that: no modifications be made to the UDP.	Agree For reasons set out in Inspector's Report
11.0	Chapter 11: Town Centres and Retailing		Recommends that:	Agree For reasons set out in

11.1	Policy GTCR1 (Retailing and town centres)	11.15	<p>At paragraph 11.2.1, revised objectives for town centres be drafted to reflect better the mixed use nature of town centres;</p> <p>Paragraph 11.2.1 be updated generally to reflect the London Plan and other changes to the policy background;</p> <p>No change be made to the wording of Policy GTCR1 as set out in the Revised Deposit UDP;</p> <p>Discussions be held with the GLA with a view to reconciling apparent differences regarding the retail hierarchy in Barnet and bringing forward any necessary changes to paragraph 11.1.12 and Table 11.1 at the Modifications stage; and</p> <p>In respect of Friern Bridge Retail Park, no change be made either to Map 11.1, or to Table 11.1 but that a suitable mention be made of this development within the introductory text to the chapter.</p>	Inspector's Report
11.2	Policy GTCR2 (Range of retail services)	11.17	<p>Recommends that:</p> <p>no change be made.</p>	Agree For reasons set out in Inspector's Report
11.3	Policy TCR1 (Sequential approach)	11.38	<p>Recommends that:</p> <p>Policy TCR4 and paragraphs 11.3.10 and 11.3.11 be deleted;</p> <p>Table 11.2 be revised to include all the 'town centre' development sites proposed by the Council, with edge of town centre sites and Brent Cross/Cricklewood to be included in separate sections;</p> <p>Paragraph 11.3.2a be deleted but replaced with new text providing fuller explanation of the Council's sequential approach to site selection and, specifically, the reasons for selecting edge of centre sites;</p> <p>In the first sentence of paragraph 11.3.3, 'make a positive contribution to' be deleted and replaced with 'sustain and enhance';</p> <p>In respect of warehouse clubs, paragraph 11.3.3 be modified as set out in</p>	Agree Sites are deleted as developed or in the process of being developed.

			<p>the Council's PIC (page 59 of the Council's schedule of PICs dated January 2003);</p> <p>In paragraph 11.3.3, the sentence 'It is recognised that...' and the following three sentences be deleted and the following be inserted: 'Retailers and developers should demonstrate flexibility and realism in terms of the format, scale and design of their development, tailoring this to fit local circumstances, and taking into account the possibility of re-using existing buildings. Where a class of goods is capable of being sold from a town centre location, then that is the preferred location for the development. With regards to bulky goods retailing, it rests with retailers and developers to demonstrate that a majority of their goods cannot be sold from a town centre location. The Council will apply this sequential approach to applications to renew existing planning permissions'; and</p> <p>Policy TCR1 be modified as set out in the Revised Deposit UDP, but subject to: The deletion of criterion (iv); The further modification of criterion (iii) as set out in the Council's PIC; and The deletion of the final sentence.</p>	
11.4	Policy TCR2 (Town centre development sites)	11.41	<p>Recommends that:</p> <p>Policy TCR2 be modified to include the word Major as set out in the Revised Deposit UDP, but left unchanged in respect of it continuing to refer to Table 11.2; and</p> <p>Paragraph 11.3.5a be amended through the deletion of 'can meet' and the insertion of 'contribute towards meeting'.</p>	<p>Agree For reasons set out in Inspector's Report</p>
11.5	Policy TCR3 (New town centre sites)	11.43	<p>Recommends that:</p> <p>no further changes be made to Policy TCR3 or to its supporting text.</p>	<p>Agree For reasons set out in Inspector's Report</p>
11.6	Policy TCR4 (Brent Cross)	11.45	<p>recommends that:</p>	

			Policy TCR4 and paragraphs 11.3.10 and 11.3.11 be deleted.	Agree For reasons set out in Inspector's Report
11.7	Policy TCR5 (Edge of town centre sites)	11.48	Recommends that: In the supporting text to Policy TCR5, appropriate reference be made to applications for extensions; and Policy TCR6 be deleted.	For reasons set out in Inspector's Report
11.8	Policy TCR7 (Out of town centre sites)	11.53	Recommends that: Policy TCR7 be amended as set out in the PIC, subject to the reference to changes of use and extensions being deleted; Paragraph 11.3.15 be amended to refer to applications for change of use as well as extensions; and Paragraph 11.3.16 be amended to add a reference to the possible need for a retail impact assessment for developments of below the 2,500 sq.m threshold, this to be determined on a case by case basis.	Agree For reasons set out in Inspector's Report
11.9	Policy TCR8 (Impact of out of town centre developments)	11.55	Recommends that: Policy TCR8 be deleted.	Agree For reasons set out in Inspector's Report
11.10	Policy TCR9 (Transport and out of town centre developments)	11.57	Recommends that: Policy TCR9 be deleted.	Agree For reasons set out in Inspector's Report
11.11	Policy TCR10 (Protection of retail (A1) uses in primary retail frontages)	11.62	Recommends that: Paragraphs 11.4.1 to 11.4.4 be modified as set out in the Revised Deposit UDP; Paragraph 11.4.3 be modified through the PIC; Consideration be given to the definition of primary retail frontages in both	Agree Agree Agree.

			Colindale and Cricklewood, any such designations to be co-ordinated with action already taken by the London Borough of Brent: and The terminology for shopping frontages be standardised as proposed above.	This will be reviewed in the due course. Agree
11.12	Policy TCR11 (Protection of retail (A1) uses in secondary and main shopping frontages)	11.67	Recommends that: no further changes be made at this stage but that the effectiveness of Policy TCR11 be reviewed as part of the LDF process.	Agree For reasons set out in Inspector's Report
11.13	Policy TCR12 (Evening uses in town centres)	11.70	Recommends that: Policy TCR12 and paragraph 11.4.8 be modified as set out in the Revised Deposit UDP; and Additionally, criterion (vi) to Policy TCR12 be modified as follows: will not adversely affect the living conditions of nearby residents.	Agree For reasons set out in Inspector's Report
11.14	Policy TCR13 (Housing in town centres)	11.74	Recommends that: policy TCR13 and its supporting text be modified as set out in the Revised Deposit UDP.	Agree For reasons set out in Inspector's Report
11.15	Policy TCR14 (Mini-cab offices)	11.76	Recommends that: Policy TCR14 together with its supporting text be modified as set out in the PIC.	Agree For reasons set out in Inspector's Report
11.16	Policy TCR17 (Special policy area – North Finchley)	11.78	Recommends that: no change be made to Policy TCR17 or to its supporting text.	Agree For reasons set out in Inspector's Report
11.17	Policy TCR18 (Large mixed use developments)	11.80	Recommends that: no change be made to Policy TCR18 or to its supporting text.	Agree For reasons set out in Inspector's Report

11.18	Policy TCR19 (Neighbourhood centres and isolated shops)	11.82	<p>Recommends that:</p> <p>Policy TCR19 be as modified, and Policy TCR20 be deleted, as set out in the Revised Deposit UDP;</p> <p>Policy TCR19 be further modified through a PIC;</p> <p>Paragraph 11.4.16 be modified as set out in the Revised Deposit UDP; and</p> <p>A new paragraph be added after paragraph 11.4.16, based on the PIC.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
11.19	Policy TCR21 (Town centre environmental quality)	11.84	<p>Recommends that:</p> <p>Policy TCR21 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
11.20	Policy TCR22 (Design of new retail development)	11.86	<p>Recommends that:</p> <p>no change be made to Policy TCR22 or to its supporting text.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
11.21	Proposed New Policies	11.90	<p>Recommends that:</p> <p>these proposed policies be not adopted.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
12.0	Chapter 12: Implementation Policy GMon (Monitoring UDP policies)	12.2	<p>Recommends that:</p> <p>no change be made to Policy GMon or to paragraph 12.3.13.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
12.1	Policy IMP2 (Planning obligations)	12.5	<p>Recommends that:</p> <p>Policy IMP2 be modified as set out in the Revised Deposit UDP.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
13.0	Chapter 13: Cricklewood, West Hendon and Brent Cross Regeneration Area		<p>Recommends that:</p>	

13.1	Policy GCrick (Regeneration of Cricklewood/West Hendon and Brent Cross)	13.19	<p>The chapter as a whole be redrafted to take into account the adopted London Plan and the Development Framework and, through a new section and policy, to place greater emphasis on the needs and proposals for the West Hendon estate;</p> <p>Policy GCrick be reworded as follows: The Cricklewood, West Hendon and Brent Cross Regeneration Area, as defined on the Proposals Map, will be a major focus for the creation of new jobs and homes, building upon the area's strategic location and its key rail facilities. All new development will be built to the highest standards of design as well as to the highest environmental standards. A new town centre, developed over the plan period, will be fully integrated into the regeneration scheme; and</p> <p>The area that is to become the new town centre and associated development land be the subject of an enhanced programme of air quality monitoring.</p>	<p>Agree</p> <p>Agree</p> <p>Agree</p>
13.2	Policy C1 (Comprehensive development)	13.25	<p>Recommends that:</p> <p>Policy C1 and its supporting text be modified as set out in the Revised Draft text and the PICs, but subject to necessary updating; and</p> <p>In the revision to the supporting text, reference be made to the process that has led to the adoption of the Development Framework, to the role of the partnership in this, in particular that of the GLA, and to the public consultation that took place.</p>	Agree
13.3	Policy C2 (Urban design)	13.32	<p>Recommends that:</p> <p>Policy C2 and its supporting text be modified as set out in the Revised Draft text and in the PICs, subject also to necessary updating; and</p> <p>Policy C2 be amended, additionally, through the deletion of a high in line1 and its substitution by the highest.</p>	<p>Agree</p> <p>For reasons set out in Inspector's Report</p>
13.4	Policy C3 (Amenity of existing	13.37	Recommends that:	

	and new residents)		<p>The first sentence to Policy C3 be modified as follows: Development within the Regeneration Area should protect and, wherever possible, improve the amenities of existing and new residents; and</p> <p>The second sentence of the policy, relating to the Cricklewood Railway Terrace Conservation Area, be deleted but that a suitable reference to the legal requirements be made in the supporting statement.</p>	Agree
13.5	Policy C4 (Sustainable development)	13.45	<p>Recommends that:</p> <p>(i) This section be re-titled Environmental design;</p> <p>(ii) The supporting text to the policy be redrafted, and restructured on the lines set out above;</p> <p>(iii) Policy C4 be reworded to begin as follows: The Council will seek to ensure that the redevelopment of the Regeneration Area pursues the highest standards of environmental design. Development should: and</p> <p>(iv) Further to (iii), Policy C4 next set out appropriate criteria based on the topics to be set out in the supporting text.</p>	<p>Agree</p> <p>Agree</p> <p>Agree</p> <p>Agree</p>
13.6	Policy C5 (Existing town centres)	13.51	<p>Recommends that:</p> <p>(i) Policy C5 be modified as set out in the Revised Draft version of the chapter;</p> <p>(ii) Policy 1.14b be inserted into the text as set out in the Revised Draft version, subject to further PIC amendments to the last sentence (page12 to the PIC schedule, published in January 2004); and</p> <p>(iii) An addendum to the Development Framework be prepared setting out in detail how it is intended that the vitality and viability of Cricklewood town centre is to be maintained and enhanced.</p>	Agree all

13.7	Policy C6 (New town centre)	13.71	<p>Recommends that:</p> <p>The introductory sentence to Policy C6 be modified as set out in the Revised Draft;</p> <p>Requirement 1. be modified as follows: The scale of new comparison retail floorspace falling within the identified requirement of 55,000 sq.m;</p> <p>A new requirement 8. be added: Any proposal for retail floorspace (in addition to 1. above) will need to be assessed against the tests contained in PPG6 or its replacement, other policies in this UDP, and any overall limits for the scale of convenience retail floorspace that are supported by the results of a retail impact assessment;</p> <p>Other requirements to be amended as set out in the Revised Draft chapter;</p> <p>The supporting text to Policy C6 be modified in accordance with the changes at Revised Draft stage and, where relevant the PICs, but also updated where necessary and made consistent with the wording of the policy; and</p> <p>Two further studies be carried out into:</p> <p>(a) the need for new convenience retail floorspace; and</p> <p>(b) the future of the land to the southwest of the A406/A41 Hendon Way Junction</p>	Agree all
13.8	Policy C7 (Transport)	13.91	<p>Recommends that:</p> <p>The first sentence to Policy C7 be changed to state: The Council will seek to provide the following through conditions and/or section106 agreements</p> <p>The PIC to Requirement F) be not proceeded with but that the Revised Draft version be modified through the insertion of rail linked after enhanced;</p>	Agree all

			<p>Requirement E) be modified as set out in the Council’s PIC;</p> <p>Reference be made in the supporting text to: the importance of the two bridges and the need to secure a high standard of design; and to the important role played by Cricklewood station and to the need to retain and possibly upgrade the station in conjunction with the development of the new one;</p> <p>Extended reference be made in the supporting text to the RTS, in particular to its route and its role;</p> <p>The issue of passenger train stabling be subject to review at the Modifications stage; and</p> <p>In other respects, Policy C7 and its supporting text be amended as set out in the Revised Draft chapter and PICs and that both be updated as necessary.</p>	
13.9	Policy C8 (Parking standards)	13.108	<p>Recommends that:</p> <p>Policy C8 be supplemented by a supporting statement outlining the background to the parking standards;</p> <p>The supporting statement include an explanation on the approach that is to be taken to establish the parking provision for specific residential developments;</p> <p>The parking standard for B1/B2 developments be one space per 300 sq.m;</p> <p>For ‘retail and leisure’ and for ‘Cricklewood railway station’, Policy C8 be amended as set out in the Revised Draft chapter and in the Council’s PIC;</p> <p>The supporting statement clarify that the reference in Policy C8 to ‘no further car parking’ is based on the consented 7,600 spaces;</p> <p>For developments at Brent Cross/Cricklewood and West Hendon</p>	Agree all

			<p>minimum cycle parking standards be set;</p> <p>The standard for retail in Cricklewood and West Hendon town centres, and the applicability of a standard for hotels, be reviewed at the Modifications stage; and</p> <p>Parking standards for development falling outside the uses cited in Policy C8 follow the guidance set by the London Plan.</p>	
13.10	Policy C9 (Housing and community development)	13.113	<p>Recommends that:</p> <p>Policy C9 be redrafted on the lines set out in my report; and</p> <p>Paragraph 1.21 be modified as set out in the Revised Draft chapter, further modified as set out in the Council’s PIC (in respect of open space provision) and otherwise updated on the lines set out in my report.</p>	Agree
13.11	Policy C10 (Employment)	13.122	<p>Recommends that:</p> <p>Paragraph 1.22 be modified as set out in the Revised Draft chapter and that a new sentence be inserted at the beginning of the paragraph as set out in the Council’s PIC;</p> <p>The final sentence to the paragraph be deleted and replaced with updated figures for the estimated number of new jobs to be created within Brent Cross/Cricklewood town centre and in the Regeneration Area as a whole;</p> <p>Based on the updated figures for employment generation, the text contain confirmation that the envisaged infrastructure has the capacity to accommodate the travel and other needs of the likely total workforce;</p> <p>The preamble to paragraph C10 be redrafted as follows: Within the area defined on the Proposals Map as Rail Related Employment and Mixed-use Land, the Council will require the provision of: and</p> <p>The remainder of Policy C10 be modified as set out in the Revised Draft chapter.</p>	Agree

13.12	Policy C11 (Implementation)	13.126	<p>Recommends that:</p> <p>this section be modified as set out in the Revised Draft chapter and in the PICs, and that further to the GLA's withdrawn objection, the wording 'in association with the strategic planning authority for London, the Mayor of London' be inserted into the first line of paragraph 1.24 between 'will' and 'negotiate'.</p>	Agree
13.13	Map Crick (Proposals Map for the Cricklewood, West Hendon and Brent Cross Regeneration Area)	13.129	<p>Recommends that:</p> <p>The Proposals Map (dated December 2003) be updated to take account of the main proposals in the Development Framework;</p> <p>The town centre boundary be revised as recommended in connection with Policy C6;</p> <p>The waste transfer station be shown; and</p> <p>The boundary to the SSSI be changed as necessary.</p>	Agree all
14.0 14.1	<p>Chapter 14: Schedule of Proposal Sites</p> <p>Site No.h1 (Arkley Reservoir, Rowley Green Road)</p>	14.5	<p>Recommends that:</p> <p>Residential development at Arkley Reservoir be restricted to the paddock at the eastern end of the site and that the description and the site area cited in the Schedule of Proposals be amended to reflect this; and</p> <p>The development be subject to a planning brief which, among other things, would detail the structural landscaping required as well as the extent of any affordable housing required.</p>	Agree all
14.2	Site No.2 (Barnet Football Club, Underhill)	14.7 and 5.73(iii)	<p>Recommends that:</p> <p>the proposals for Site No.2 be amended to 'Partial redevelopment of</p>	Agree

			existing stadium area'.	
14.3	Site No.h4 (Boosey and Hawkes Factory, Burnt Oak Broadway)	14.9	Makes no recommendation.	The site to be removed from the schedule.
14.4	Site No.h5 (Nortel, Brunswick Park Road and Dagenham Road site)	14.11	Makes no recommendation.	This entry has been updated
14.5	Site No.h6 (Cricklewood and West Hendon Regeneration Area (West Hendon and Golders Green Wards)	14.13	Recommends that: Proposal h6 be deleted from the Schedule and the Proposals Map but that the Regeneration Area boundary be shown instead.	Agree
14.6	Site No.h8 (Millet House, The Hyde)	14.16	Recommends that: no change be made to the entry for Site h8.	DO NOT AGREE Modification necessary due to change of name
14.7	Site No.9 (BT depot and Jewsons building, The Hyde)	14.19	Recommends that: the entry for Site No.9 be amended as set out in the Council's PIC.	Agree
14.8	Site No.h10 (New Barnet Gas Works, Albert Road)	14.22	Recommends that: the entry for Site h10 be modified to acknowledge (in the Notes column) that this is an edge of town centre site.	Agree
14.9	Site No.11 (Land adjacent to the North Circular Road slip road off High Road, known as 'The Roughlands')	14.24	Recommends that: no change be made to the entry for Site No.11	Agree
14.10	Site No.h12 (Convent of The Good Shepherd, East End Road, N2)	14.27	Recommends that: the entry for Site h12 be amended through the deletion of 'business' and	Agree

			'hotel/hostels'.	
14.11	Site No.h13 (The National Hospital for Neurology and Neurosurgery, Great North Road, East Finchley, N2)	14.30	Recommends that: no amendment be made to the entry for Site h13.	DO NOT AGREE Removed from Schedule as site is being prepared for redevelopment.
14.12	Site No.14 (Nature reserve)	14.32	Recommends that: the Proposals entry for Site No.14 be modified as set out in the Council's PIC.	Agree
14.13	Site No.17 (College Farm, Fitzalan Road, N3)	14.34	Recommends that: no change be made to the entry for Site No.17.	Agree
14.14	Site No.h19 (Land above and to north of entrance to New Southgate Station)	14.38	Recommends that: The entry for Site h19 be modified as set out in the Council's PIC; The entry be further modified by a note to the effect that the redevelopment of the station would be co-ordinated with the London Borough of Enfield; and The Proposals Map be modified as set out in the Council's second PIC.	Agree
14.15	Site No.20 (Ivy House, North End Road, Golders Green, NW11)	14.41	Recommends that: further to the Council's PIC, Site No.20 be deleted from the Schedule of Proposals.	Agree
14.16	Site No.h21 (Land adjacent to 907 Finchley Road, Golders Green, NW11)	14.43	Recommends that: no modification be made to the entry in respect of Site h21.	Agree
14.17	Site No.h22 (Golders Green Bus and Underground	14.48	Recommends that:	

	Station, North End Road/Finchley Road)		the entry for Site h22 be modified as set out in the Council's PIC, through the deletion of the Revised Deposit Proposals and the insertion of 'Integrated transport interchange incorporating mixed retail, A3,A4,A5 and small scale business uses' and the replacement of the previous '5.4 ha' by '1.7 ha'.	Agree, but updated in line with amendments to the 1987 Use Classes Order
14.18	Site No.h23 (Potters Lane Reservoir, New Barnet)	14.50	Recommends that: the Potters Lane Reservoir (Site h23) be deleted from the Schedule of Proposals.	Agree
14.19	Site No.h25 (Land at the rear of 98-140 High Street, Barnet)	14.52	Recommends that: no modification be made to the entry for Site No.h25.	Agree
14.20	Site No.h27 (Barnet Trading Estate and surrounding land parcels)	14.56	Recommends that: no modification be made.	Agree
14.21	Site No.h28 (Middlesex University, Hendon Campus, The Burroughs, NW4)	14.58	Recommends that: no change be made in respect of Site h28.	Agree
14.22	Site No.h29 (Inglis Barracks, Bittacy Hill, Mill Hill, NW7)	14.60	Recommends that: no change be made to the entry for Site h29.	Agree
14.23	Site No.h30 (Damascus House, The Ridgeway, Mill Hill)	14.62	Recommends that: Site h30 be removed from the Schedule of Proposals.	Agree
14.24	Site No.31 (Brent Cross Regional Shopping Centre)	14.64	Recommends that: The Schedule entry for Site No.31 'Brent Cross regional shopping centre' be deleted; and The entry be replaced by a reference to 'Brent Cross/Cricklewood New Town Centre' and appropriate supporting text.	Agree

14.25	Site No.h32 (Land at Borthwick Road and Ramsay Close, NW7)	14.66	Recommends that: no modification be made to the Schedule.	Agree
14.26	Site No.h36 (Finchley Territorial Army Centre, Great North Road, Finchley, N12)	14.68	Recommends that: Site h36 be deleted from the Schedule of Proposals.	Agree
14.27	Outstanding planning permissions Site No.7 (RAF East Camp, Aerodrome Road, NW9)	14.70	Recommends that: this entry be updated as necessary.	Agree
15.0	Chapter 15: Glossary Glossary of Terms and Abbreviations	15.2	Recommends that: the definition of retail warehouse be modified as set out in the Revised Deposit UDP.	Agree

Contact Details

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