

Emily Leslie
Greater London Authority
City Hall
Kamal Chunchie Way
London
E16 1ZE

9 Holyrood St
London SE1 2EL
T: 0203 544 4000
E: info@greengage-env.com

31 October 2023

Our ref: 551566pt12Sept23LV3_SoC

Dear Emily,

ABERFELDY VILLAGE MASTERPLAN - STATEMENT OF CONFORMITY OCTOBER 2023

This document is a Statement of Conformity (SoC) to the 551566rs25Jan23FV03_EqIA dated January 2023 that has been submitted in support of the Hybrid Application (LBTH Ref: PA/21/02377/A1 and GLA Ref: 2023/0300/S3).

Equalities Impact Assessments have been undertaken by Greengage as the Aberfeldy Village Masterplan has developed. The Equalities Impact Assessments completed to date comprise:

- The Equalities Impact Assessment dated June 2022 (551566nc24Jun22FV01_EqIA);
- The Equalities Impact Assessment dated October 2022 (551566rs20Oct22FV02_EqIA);
and
- The Equalities Impact Assessment dated January 2023 (551566rs25Jan23FV03_EqIA).

The June 22 and October 22 reports are no longer valid and were superseded by the January 2023 report.

Following a resolution to refuse planning permission by the London Borough of Tower Hamlets (LBTH) Strategic Development Committee (SDC) in February 2023 and the subsequent direction that the Mayor will act as the local planning authority for the purposes of determining the Hybrid Application, the design of the scheme has been amended to accommodate second staircases in all buildings over 18m in height.



The purpose of this SoC is to confirm that the impacts of the changes associated with the inclusion of second staircases do not change the effects previously assessed in terms of the protected characteristics of the Equalities Act (2010) and the conclusions set out in the report submitted in January 2023 remain valid.

For the sake of completeness only it should be noted that the Hybrid Application was previously amended in advance of its consideration by the LBTH SDC in February 2023 to take account of iterative changes to the masterplan. In summary these previous changes were as follows: the inclusion of Jolly's Green into the red line boundary of the Masterplan, the removal of the previously proposed Block A3 and associated increase in open space and play space, an increase the number of affordable rent family homes, and the inclusion of second staircases in Plots F & I.

Any relevant impacts associated with these changes were previously assessed under a previously submitted Statement of Conformity dated 12th September 2023, 551566pt12Sept23LV2_SoC.

To confirm, the new Description of Development will be read as follows:

"Hybrid application seeking detailed planning permission for Phase A and Outline planning permission for future phases, comprising:

Outline planning permission (all matters reserved) for the demolition of all existing structures and development to include a number of buildings (up to 100m AOD) and up to 140,591 (GEA) of floorspace comprising the following mix of uses: Residential (Class C3); Retail, workspace, food and drink uses (Class E); Car and cycle parking; Formation of new pedestrian route through the conversion and repurposing of the Abbott Road vehicular underpass for pedestrians and cyclists connecting to Jolly's Green; Landscaping including open spaces and public realm; and New means of access, associated infrastructure and highway works.

In Full, for residential (Class C3), retail, food and drink uses and a temporary marketing suite (Class E and Sui Generis), together with access, car and cycle parking, associated landscaping and new public realm, and open space. This application is accompanied by an Environmental Statement."

Further information is set out within the accompanying Covering Letter (as prepared by DP9 Ltd, dated September 2023) and the updated Planning Statement (as prepared by DP9 Ltd, dated September 2023).

Yours sincerely



Petronella Tyson

Principal Consultant

T: 07395 852606

E: petronella.tyson@greengage-env.com

For and on behalf of Greengage Environmental Ltd