

## BXC

### MARCH 2008 PLANNING APPLICATION DOCUMENTATION

#### ERRATA – REV 2

##### BXC 1 – Application Forms, Certificate C and Agricultural Holding Certificate

No	Reference	Clarification/Explanation	Status
1	Revised Schedule 6 (plans & documents)	Revised to reflect changes to various plans including highway drawings and Parameter Plans, as well as new and updated application documentation.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Schedule 6 (plans & documents)	Revised to reflect further changes to various plans including highway drawings and Parameter Plans, as well as new and updated application documentation.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

##### BXC 1 – Development Specification & Framework

No	Reference	Clarification/Explanation	Status
1	Entire document	Revised to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Appendix 7, paragraph 124	The paragraph refers to Figures 6 and 7, however it should read Figures 5 and 6. Figure 7 does not exist.	A letter was issued on the 28 <sup>th</sup> November 2008 clarifying the position.
3	Appendix 7, Figure 2	The electronic copies of the Revised Development Specification & Framework included 2 versions of Figure 2. The first version refers to the amended infrastructure trigger for the M1/A406/A5 Junction (quantum of development assumed in the 2016 assessment or equivalent units of development). The second refers to the original trigger (45,000sq.m of comparison retail, 5,000 units south or 100,000sq.m of office floorspace) and was inserted in error.	A letter was issued on the 28 <sup>th</sup> November 2008 clarifying the position.
4	Entire document	Revised to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

### BXC 1 – Drawings & Plans

No	Reference	Clarification/Explanation	Status
1	Numbered tabs	The plans within the document are separated into 15 appendices. However, numbered tabs separating the plans into the correct appendix were omitted from the printed copies.	For clarify a letter was issued on the 29 <sup>th</sup> May 2008 clarifying which plans were applicable to which appendix.
2	Addendum	Revised plans submitted as an addendum.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
3	Revised Addendum	Further revisions to specific plans submitted as a revised addendum.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

### BXC 2 – Environmental Statement (all volumes)

No	Reference	Clarification/Explanation	Status
1	Vol 1b, Plan 10.12	The plan was missing from the 4 printed sets issued to date.	Plans were issued on the 4 <sup>th</sup> April 2008 and Nicola Capelli inserted into the 4 copies received to date. All subsequent hard and electronic copies included the plan.
2	Vol 1b, Plans 18.1 to 18.14	The plans were missing from hard and electronic documents issued to date.	On the 29 <sup>th</sup> May 2008 16 hard copies and 20 electronic copies of the plans were issued to LBB for wider distribution.
3	Entire document	Revised ES in full to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
4	Table 2.6	The table was not updated to reflect the correct residential parking standard of 1:1 in the Primary Development Package, with a sliding scale to 0.7 over the life of the development.	A letter was issued on the 28 <sup>th</sup> November 2008 clarifying the position
5	Table 6.7	The table was not updated to reflect the correct residential parking standard of 1:1 in the Primary Development Package, with a sliding scale to 0.7 over the life of the development.	A letter was issued on the 28 <sup>th</sup> November 2008 clarifying the position.
6	Paragraph 6.4.79	The paragraph was not updated to reflect the correct residential parking standard of 1:1 in the Primary Development Package, with a sliding scale to 0.7 over the life of the development.	A letter was issued on the 28 <sup>th</sup> November 2008 clarifying the position.

7	Entire document	Revised ES Vol 1a and Non Technical Summary and Addendums for Vol 1b to address LBB requests for clarification. No change has been made to Vol 2.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
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### BXC 3 – Design & Access Statement

No	Reference	Clarification/Explanation	Status
1	Entire document	Printing error led to poor document legibility	10 hard copies of the document re-printed and issued on the 29 <sup>th</sup> May 2008. The content of the document was unchanged.
2	Entire document	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
3	Entire document	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

### BXC 3 – Design Guidelines

No	Reference	Clarification/Explanation	Status
1	Guideline schedules B2.1 and B3.1	Schedules missing from printed documents	16 replacement copies issued on the 29 <sup>th</sup> May 2008. The content of the document was unchanged.
2	Entire document	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
3	Entire document	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

### BXC 4 – Planning Statement

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Addendum	Revised addendum prepared to address LBB requests for clarification and recently published policy documents.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

## BXC 5 – Transport Assessment

No	Reference	Clarification/Explanation	Status
1	Entire document	Submitted by CD to LBB on the 15 <sup>th</sup> September 2008. Consultation started on this and other documents following the submission of other revised documents in November 2008.	Submitted with a supporting letter to the Council on the 15 <sup>th</sup> September 2008.
2	Entire document	Submitted in hard copy on the 17 <sup>th</sup> September 2008. Consultation started on this and other documents following the submission of other revised documents in November 2008.	Submitted with a supporting letter to the Council on the 17 <sup>th</sup> September 2008.
3	Highway Plans 100/1000 Rev D; 100/1006 Rev D; 100/1011 Rev C; 100/1012 Rev C; 100/1013 Rev C; 110/1005; 110/1001; and 110/1013 (Volume 4, Appendix B)	Since the original TA was submitted these plans had been updated to reflect comments from the Highway Authorities on specific bridges. Revised Plan ref nos: 100/1000 Rev E; 100/1006 Rev E; 100/1011 Rev D; 100/1012 Rev D; 100/1013 Rev D; 110/1005 Rev A; 110/10012 Rev B; and 110/1013 Rev B (Volume 4, Appendix B)	Letter issued on the 12 <sup>th</sup> November 2008 requesting that LBB substitute the plans in the 4 sets of the TA previously issued. Sticky labels were enclosed within the letter which were to be attached to the front of each TA to record the substitution. All subsequent copies of the TA include the updated plans.
4	TA Supplementary Report	N/A	Submitted with a supporting letter to the Council on the 17 <sup>th</sup> November 2008.
5	Highway Plans 100/1000 Rev D; 100/1006 Rev D; 100/1011 Rev C; 100/1012 Rev C; 100/1013 Rev C; 110/1005; 110/1001; and 110/1013 (Volume 4, Appendix B)	The letter issued on the 12 <sup>th</sup> November 2008 confirmed that 8 highway plans in the TA (submitted 15 <sup>th</sup> Sept 2008) had been superseded. Sticky labels were enclosed within the letter which were to be attached to the front of each TA to record the substitution. However, the labels referenced the plans incorrectly.	A letter was issued on the 17 <sup>th</sup> November 2008 which clarified the correct reference nos as 100/1000 Rev E; 100/1006 Rev E; 100/1011 Rev D; 100/1012 Rev D; 100/1013 Rev D; 110/1005 Rev A; 110/10012 Rev B; and 110/1013 Rev B (Volume 4, Appendix B). Updated sticky labels were inserted to use on the 4 original copies if the TA already submitted.
6	Highway Plans 100/1000 Rev D; 100/1006 Rev D; 100/1011 Rev C; 100/1012 Rev C;	Further electronic copies of the TA were issued on the 12 <sup>th</sup> and 17 <sup>th</sup> November 2008, however, they included the plans from the original TA.	A letter was issued on the 18 <sup>th</sup> November 2008 enclosing a replacement 45 CDs which contained the correct version of the plans ref nos: 100/1000 Rev E; 100/1006 Rev E; 100/1011 Rev D; 100/1012 Rev D; 100/1013 Rev D; 110/1005 Rev A;

	100/1013 Rev C; 110/1005; 110/1001; and 110/1013 (Volume 4, Appendix B)		110/10012 Rev B; and 110/1013 Rev B (Volume 4, Appendix B).
7	Non Technical Strategies (Bus, Rail, Walking & Cycling)	Four documents were produced to respond to comments received from the Council and act as supporting documents to the TA. The documents re- present existing information currently available elsewhere in the planning application into single topic based reports.	Submitted with a supporting letter to the Council on the 2 <sup>nd</sup> December 2008.
8	TA Supplementary Report II	The document encloses technical notes produced since the production of the TA and TASR, as well as a list of errata.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

#### **BXC 6 – Retail Report**

<b>No</b>	<b>Reference</b>	<b>Clarification/Explanation</b>	<b>Status</b>
1	Entire document	Revised to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Document 4	Document 4 entitled Summary of Findings Relating to Household Surveys is referred to as Document 2. This should read Document 4.	Revised errata list submitted with a supporting covering letter on the 30 <sup>th</sup> March 2009.

#### **BXC 7 – Open Space & Public Realm**

<b>No</b>	<b>Reference</b>	<b>Clarification/Explanation</b>	<b>Status</b>
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.

#### **BXC 8 – Environmental Sustainability Strategy**

<b>No</b>	<b>Reference</b>	<b>Clarification/Explanation</b>	<b>Status</b>
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Addendum	Revised to address LBB requests for clarification and following dialogue with GLA.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 9 – Energy**

No	Reference	Clarification/Explanation	Status
1	Entire document	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Addendum	Revised to address LBB requests for clarification and following dialogue with GLA.	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 10 – Social Infrastructure Strategy**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted 12 <sup>th</sup> Nov 2008.
2	Revised Addendum	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 11 – Utility Strategy**

No	Reference	Clarification/Explanation	Status
N/A			

**BXC 12 – Regeneration Strategy**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Addendum	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 13 – Estate Management Strategy**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.

## BXC 14 – Housing Strategy

No	Reference	Clarification/Explanation	Status
1	Paragraph 2.22, Page 6	<p>Insert the following paragraphs after 2.22:</p> <p>2.22a – ‘Planning for a Better London’ and the draft ‘Housing Strategy’ (November 2008) sets out the new Mayor’s vision for housing in London, which will, in due course, influence revisions to the London Plan. The Mayor has targeted providing 50,000 new affordable homes by 2011. In terms of delivery the Mayor is recommending removing the current 50% affordable target, and creating housing policies that take into account capacity and local, sub-regional and London-wide needs assessment. As per the current London Plan, policies are encouraged to be applied flexibly to individual developments based on the need to provide the maximum reasonable amount of affordable housing while encouraging rather than restraining residential development.</p> <p>2.22b - The Housing Strategy identifies new priorities including a need for larger affordable homes with a target for 42% of social rented and 16% of intermediate homes to have 3 bedrooms or more, which the application proposals currently satisfy. Furthermore, the strategy (supported by the Mayor’s published Housing Priorities) promotes an increase in the number of low cost home ownership by a third, therefore changing the split to 60:40 social rented: intermediate.</p>	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
2	Paragraph 2.26, Page 8	LB Barnet has confirmed that the Whitefield Residential Estate and the sheltered housing units within the Rosa Freedman Care Centre comprise 217 units, rather than 219 as stated. Therefore, ‘219’ should be replaced with ‘217’.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
3	Paragraph 3.6, Page 14	Delete ‘0.8 to 0.5’ to read ‘1:1 in the Primary Development Package reducing to an average of 0.7’.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

		This change enables the document to be consistent with the Development Specification & Framework.	
4	Paragraph 5.3, Page 17	The paragraph is now outdated and should be deleted.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
5	Paragraph 5.4, Page 18	The paragraph is now outdated and should be deleted.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
6	Paragraph 5.5, Page 18	Insert the following text as the first sentence to the paragraph 'The impact of including varying levels of affordable housing alongside the wider planning gain package is to be tested through the submitted viability appraisal'.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
7	Paragraph 6.2, Page 20	The paragraph should be altered to read 'The application proposes a baseline housing mix for the BXC site comprising 85% market homes and 15% affordable homes <del>in the Primary Development Package,</del> to be calculated on the basis of <del>units</del> <u>the total residential floorspace</u> . The planning application relates to residential floorspace area, not units. This flexibility is necessary to enable the total unit numbers to be determined with reference to the detailed designs of individual block layouts, their floorspace efficiencies and appropriate unit sizes at the time units are delivered'.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
8	Paragraph 6.3, Page 20	Delete '70:30' and replace with '60:40'. This change enables the document to be consistent with the Development Specification & Framework.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
9	Paragraph 6.3, Page 20	Delete '769' and '329' and replace with '659' and '439' respectively. This change enables the document to be consistent with the Development Specification & Framework.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
10	Paragraph 6.3, Page 20	Insert 'and the sheltered accommodation in the Rosa Freedman Centre' at the end of the first sentence.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
11	Table 1, Page 21	Replace the intermediate '1 bed', '2 bed', '3/4 bed' and 'total unit' figures with '161', '205', '73' and '439' respectively'. This change enables the document to be consistent with the Development Specification & Framework.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
12	Table 1, Page 21	Replace the social rent '1 bed', '2 bed', '3/4 bed' and	Revised errata submitted with a supporting letter to

		'total unit' figures with '105', '244', '310' and '659' respectively'. This change enables the document to be consistent with the Development Specification & Framework.	the Council on the 30 <sup>th</sup> March 2009.
13	Table 1, Page 21	Replace the total units column for '1 bed', '2 bed' and '3/4 bed' figures with '2,445', '3,375' and '1,503' respectively'. This change enables the document to be consistent with the Development Specification & Framework.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
14	Paragraph 6.4, Page 21	Insert 'and the sheltered accommodation in the Rosa Freedman Centre' after '...Whitefield Residential Estate' in the second sentence.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
15	Paragraph 8.1, Page 24	Delete '70:30' and replace with '60:40'. This change enables the document to be consistent with the Development Specification & Framework.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
16	Paragraph 8.1, Page 24	Delete 'units' and replace with 'floorspace' in the final sentence.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
17	Paragraph 8.4, Page 24	A variety of different mixes of social rented units could be held to apply to this site: the Sub-Regional housing targets, the Development Framework mix and most recently, the mix published in the Council's SPD. The mix of unit sizes proposed here represents a compromise between these various aspirations. Whilst <del>the emphasis is on</del> 53% are smaller units (ie 1 and 2 beds), a <u>significant</u> allowance has been made for <u>three/four</u> bed family accommodation in recognition of the need for this housing type. The proposed social rented housing mix is as follows.'	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
18	Paragraph 8.9, Page 26	The paragraph refers to 70:30 split, however, the Development Partners are now proposing a 60:40 split. As a result this paragraph should be deleted.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
19	Paragraph 10.3, 10.4 and 10.7, Pages 30 and 31	'Housing Corporation' should be replaced with 'HCA (Homes and Communities Agency)'.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 15 – Drainage Strategy**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB and Environment Agency requests for clarification, which formed Appendix 4 of the Flood Risk Assessment Addendum.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.

**BXC 16 – Flood Risk Assessment (all volumes)**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Page 2	Plan SKA045 is referred to a being within Appendix 4, however, this should read Appendix 5.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 17 – Geo-Technical (all volumes)**

No	Reference	Clarification/Explanation	Status
N/A			

**BXC 18 – Health Impact Assessment**

No	Reference	Clarification/Explanation	Status
1	Addendum	Addendum prepared to address LBB requests for clarification.	Submitted with a supporting letter to the Council on the 12 <sup>th</sup> November 2008.
2	Revised Addendum	Revised to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 19 – Statement of Community Involvement**

No	Reference	Clarification/Explanation	Status
N/A			

**BXC 20 – Approval in Principle Documentation for Bridges**

<b>No</b>	<b>Reference</b>	<b>Clarification/Explanation</b>	<b>Status</b>
1	Addendum	Addendum prepared to modify plans and report associated with M1 Junction 1 pedestrian and cycle bridge (Ref B6, formerly referenced B7), following public consultation responses received.	Submitted 12 <sup>th</sup> Nov 2008.
2	Introduction Page	The addendum does not include an introduction page to describe that the plan and report associated with bridge B6 (previously named B7) have been replaced.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.
3	Approval in Principle Report for Bridge B1, para 3.1	The paragraph refers to an AIP for the demolition of the existing Templehof Bridge. This paragraph has been prepared in error as such an AIP has not been prepared.	Revised errata submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.

**BXC 21 – Construction Impact Assessment (CIA)**

<b>No</b>	<b>Reference</b>	<b>Clarification/Explanation</b>	<b>Status</b>
1	Entire document	Submitted by CD to LBB on the 17 <sup>th</sup> September 2008. Consultation started on this and other documents following the submission of other revised documents in November 2008.	Submitted with a supporting letter to the Council on the 17 <sup>th</sup> September 2008.
2	Entire document	Submitted in hard copy on the 22 <sup>nd</sup> September 2008. Consultation started on this and other documents following the submission of other revised documents in November 2008.	Submitted with a supporting letter to the Council on the 22 <sup>nd</sup> September 2008.
3	Addendum	Addendum to address LBB requests for clarification	Submitted with a supporting letter to the Council on the 30 <sup>th</sup> March 2009.