

# **POSITION STATEMENT**

## **Safestore – LBTH Response**

In respect of issues 2 & 3

Proposals Map, DM15

**London Borough of Tower Hamlets  
Managing Development DPD  
Local Development Framework  
11 September 2012**

## **Safestore – Position Statement**

### **LBTH Response Statement**

This statement provides the Council's response to the issues stated within the Safestore's Position Statement for the Managing Development Examination in Public. This statement does not seek to repeat information relating to the Council's position as stated elsewhere.

#### **Issue 1**

The proposed Whitechapel District Centre boundary as shown on the Proposals Map is unsound as it is not effective.

#### **Summary**

The Safestore site is an opportunity site which could contribute to the policy aims in the Core Strategy for the Whitechapel District Centre. .

#### **Response**

Disagree. LBTH maintains its position in relation to the District Centre boundary. The boundary was defined at the eastern end of Whitechapel on the junction of Whitechapel Road and Sidney Street to reflect the existing town centre uses and high pedestrian flows. The Safestore site, though not within the District Centre boundary, is considered as an edge of town centre location, and as such Core Strategy SP01 Part 5 would apply.

#### **Issue 2**

Policy DM15 Part 1 is unsound as it is not effective and is not in conformity with the National Planning Policy Framework (NPPF).

#### **Summary**

The requirement for marketing evidence in relation to the upgrading and redevelopment of employment sites is inflexible and fails to conform with the NPPF.

#### **Response**

Disagree. The Council views policy DM15 to be sufficiently flexible in accordance with the NPPF in managing employment floorspace by requiring a marketing exercise for "approximately 12 months". This change in the marketing period required has been in response to market signals and is a significant decrease from the previous Unitary Development Plan policy of four years and Interim Planning Guidance Core Strategy and Development Control Plan of two years. It also reflects discussions with development management colleagues in light of their experiences with applications for change of use from B class.