

Table 2: Revised Canada Water Area Action Plan: Table of **other modifications** proposed to the Publication/Submission version of the RCWAAP

In addition to main modifications, we are also publishing a list of other modifications (Table 2). The purpose of these is mainly to make sure that the plan is up-to-date and factually accurate. You are also welcome to make comments on these other modifications. However, because the other modifications are not required to ensure that the plan is sound, the inspector will not be considering comments on these.

Table of modifications reference	Page	Paragraph / policy/ figure	Proposed change (deleted text is struck-through and new text is underlined)	Reason for change
OMOD1.		Various	Update references to London Plan 2011 to London Plan 2015 throughout the plan and as set out in the modifications below.	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD2.	7	Para 1.1.2	We recognise that circumstances can change and that there is a need to keep our planning policies under review to ensure they are appropriate for the area and effective. It has become known that the key site of Harmsworth Quays Printworks may be vacated by its present occupants in around 2014. We <u>have revised</u> are revising the AAP to put in place a framework to guide the redevelopment of Harmsworth Quays and the adjacent sites.	Factual update.
OMOD3.	9	Para 1.4.1	It is important that the vision and policies in the Canada Water <u>AAP are</u> is consistent with the strategic policies which are in the core strategy.	Typographical error.
OMOD4.	10	Para 1.4.3	The AAP also needs to be consistent with the Mayor's policies in the London Plan 2011 , as well as national planning policies in the National Planning Policy Framework (NPPF). <u>In March 2015 the Mayor published Further Alterations to the London Plan (FALP). We have updated the AAP to show that it is consistent with the London Plan, as amended by the FALP.</u>	To update the plan by making reference to the London Plan, consolidated with

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				alterations since 2011 (March 2015).
OMOD5.	12	Para 2.1.5	The AAP area has three tube/railway stations, as well as a bus station. Access to public transport is high around the town centre, but drops off quickly, particularly towards Surrey Docks ward. Improvements have recently been made to increase the capacity of the Jubilee line, and the East London line has been connected into London's overground network. <u>In addition to rail and tube, there are two piers (at Greenland Dock and the Hilton Docklands) which provide access to passenger services to Canary Wharf, Greenwich and central London. Improving piers across London is a key action of the Mayor's River Action Plan.</u>	To address representation made by the Port of London Authority (rep no. 722)
OMOD6.	13	2.2.1	<p>Around 135,000 new jobs are planned for the Isle of Dogs and London Bridge over the next 15 years. Business growth in surrounding areas can stimulate growth in the local economy and small and medium sized enterprises (SMEs).</p> <p><u>King's College, London has acquired the Mulberry Business Park site and is interested in delivering campus-led regeneration at Canada Water, including on part of the Harmsworth Quays site. Canada Water has the potential to provide a vibrant university environment with new infrastructure and facilities, to help King's College meet their teaching and student accommodation needs over the coming years and to provide space for collaborations and partnerships in association with the university. Provision of a new university campus would be consistent with the potential science cluster identified in the London Plan (2015).</u></p> <p><u>Many parts of Rotherhithe do not have access to superfast broadband. This is an issue that needs to be addressed.</u></p>	<p>First para: Update to reflect representations made by KCL (rep. no. 823).</p> <p>Second para: To address representations made by Surrey Docks ward councillors and Jerry Hewitt.</p>
OMOD7.	23	Para 4.2.8	Providing a substantial increase in the amount of shopping floorspace would mean that Canada Water becomes a major centre in our hierarchy of centres. This is consistent with policy 3 in our core strategy and Table A2.2 in the London Plan (2015) (2014) . It would also benefit the local economy and has the potential to provide around 1,750 new jobs, making a significant contribution to the London Plan estimate that Canada Water can provide around 2,000 new jobs (Policy 2.13 and Table A1.1 2 of the London Plan (2015) (2014)).	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD8.	31	Para 4.3.9	The AAP area is accessible by several types of transport and a number of improvements are planned. The Jubilee Line has recently been upgraded which has improved capacity by 33%. Phase 1 of the incorporation of the East London line into the London Overground provides	To address representations made by TfL (rep.

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			access to 12 trains per hour running between West Croydon, Crystal Palace, New Cross, and Dalston Junction and Highbury and Islington . Phase 2, which opened in 2012 provides a direct service to Peckham and Clapham Junction and provides access to 16 trains per hour through Surrey Quays station. TfL is currently lengthening trains on the London Overground network from four to five carriages, and the Highbury & Islington to West Croydon/Clapham Junction line passing through the AAP area will benefited from this from December-November 2014.	no. 816).
OMOD9.	31	Para 4.3.10	In preparing the AAP, we have created a multi-modal transport model to assess the impact of proposals on all types of transport, including public transport. Our modelling predicted that the incorporation of the East London line into the London Overground would absorb many trips being made by tube, and consequently, although there is likely to be some growth in tube trips, we do not expect it to rise significantly as a result of growth in the area. <u>Notwithstanding this, TfL's projections indicate that the Jubilee Line, particularly between London Bridge, Canada Water and Canary Wharf, will remain extremely crowded in 2031.</u> In revising the AAP, we will re-run our testing <u>we have reviewed growth and trip assumptions associated with a redevelopment of Harmsworth Quays</u> to make sure that our strategy for improving transport in the area remains robust.	To address representations made by TfL (rep. no. 817).
OMOD10.	33	Para 4.3.11	We will work with TfL to assess and monitor the need for increased bus frequencies or new services. Where additional funding is needed to pump prime new <u>or enhanced</u> bus services in order to mitigate site specific impacts we will negotiate s106 planning contributions with developers.	To address representations made by TfL (rep. no. 818).
OMOD11.	33	Para 4.3.17	It will also enable us to improve pedestrian crossings on Lower Road, reducing the barrier effect it currently creates between the shopping centre and Surrey Quays station, the Hawkstone Estate and Southwark Park. In revising the AAP, we will re-run our testing <u>we have reviewed growth and trip assumptions associated with a redevelopment of Harmsworth Quays</u> to make sure that our strategy for improving transport in the area remains robust.	To address representations made by TfL (rep. no. 817).
OMOD12.	38	Para 4.4.7	<ul style="list-style-type: none"> The Seven Islands Leisure Centre provides a swimming pool as well as a gym and a sports hall. <u>£2m funding has been committed through the council's 2014 capital refresh programme to maintain and improve facilities at the centre.</u> We will be developing plans to refurbish the centre and improve the dryside and wetside facilities. £8m has been committed through the council's 2011 capital refresh programme to complete this work. We will use this to extend the life of the Seven Islands Leisure Centre over the next 5 by up to 10 years. In the long term however, there is an opportunity to provide a new leisure centre in the town centre. 	Factual updates

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			<ul style="list-style-type: none"> Funding is being sought <u>has been committed</u> to refurbish the sports centre in Southwark Park. 	
OMOD13.	44	Paragraph 4.5.9a	<p>In the early 20th century, the docks extended over 85% of the Rotherhithe peninsula. The legacy of the docks, including basins and dock walls, bridges, lifting equipment and dock offices, is still evident today. The design of new development and the public realm should address this historic asset which is an important part of the character of the area and which should help drive its regeneration. In line with the NPPF, development should <u>take into account the desirability of sustaining and enhancing the significance of heritage assets and their settings.</u> conserve or enhance the significance of heritage assets and their settings. Where development may impact on archaeological remains of the former docks and associated features, applications should carry out archaeological assessments to ensure that these remains are preserved and where possible be made accessible for public display. The geoarchaeology of the Canada Water area is also of local significance and should be considered when preparing archaeological assessments.</p>	Proposed in statement of common ground between LBS and BL
OMOD14.	48	Paragraph 5.4.12b	<p>Town centre functions: The key to a vibrant and successful town centre is a range of shops, leisure opportunities and businesses which create a destination (<u>main town centre uses are defined in the NPPF</u>). Tall buildings should provide a range of uses to help animate the base of the building and contribute to the vibrancy of the centre.</p>	Update to reflect inspector's comments in paragraphs 4-6 of the post hearing letter (CDEX34).
OMOD15.	48	Paragraph 4.5.12g	<p>Proposals for tall buildings <u>should take into account the desirability of sustaining and enhancing the significance of heritage assets and their settings, in accordance with the NPPF.</u> demonstrate that in accordance with the NPPF they will conserve or enhance the significance of historic environment and heritage assets and their settings and wider historic environment particularly when located in the immediate context of these assets. There are a number of heritage assets locally including Southwark Park which is a historic registered park and also St Mary's and King Edward III's conservation areas.</p>	Proposed in statement of common ground between LBS and BL
OMOD16.	48	Para 4.5.12g	<p>Tall buildings may be visible from these areas and therefore impacts on these heritage assets and others which may be impacted on should be addressed by proposals. <u>There is also a need to ensure that tall buildings do not impact on either the Jubilee Line or London Overground line tunnels which are located below CWAAP 7 and CWAAP 24 proposals sites.</u></p>	To address representations made by TfL (rep. no. 821).

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OMOD17.	52	Paragraph 4.5.26	We will work with the community including 'Friends' groups, the GLA, Groundwork UK, developers and landowners to implement the strategy within the AAP area. Improvements will be part funded by existing s106 contributions and in the future the community infrastructure levy. Our Section106 Planning Obligations SPD sets out a borough-wide standard charge that we apply for open space contributions. This standard charge will be replaced by the community infrastructure levy. We are anticipating that CIL will come into effect in <u>2015</u> 2014 .	Update to reflect the revised timetable for bringing CIL into effect.
OMOD18.	58	Para 4.6.3	We have designated Canada Water as a growth area and an action area in the core strategy. The Mayor has designated it as an <u>opportunity area for intensification</u> in the London Plan (2015) and set a housing target for the area. The core strategy sets a target of 2,500 net new homes in the Canada Water Action Area between 2011 and 2026. The London Plan, <u>as amended by the FALP (2015), sets a target of 3,300 new homes between 2011 and 2031.</u> sets the same target by 2031. We will continue working towards meeting our target for the shorter time period of 2011-2026 in line with our core strategy as we expect all our Canada Water proposals sites to be delivered within this timeframe.	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD19.	65	Para 4.6.25	The density ranges we set out in the policy are consistent with our core strategy <u>and the London Plan (2015)</u> . Section 2.2 of our Residential Design Standards supplementary planning document sets out the criteria for exemplary design. We may review this in our New Southwark Plan.	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD20.	67	Para 4.7.4	Provision of business space has been supported during consultation and scored well in the sustainability appraisal. It is also consistent with <u>the opportunity area designation and table A2.1 in the London Plan (2015)</u> which recognises that some office provision could be promoted as part of wider residential or residential and retail/leisure mixed use development <u>and that there is scope for a substantial increase in employment capacity</u> . Annex 1, Table A1.1 <u>2</u> of the London Plan Policy (2014) estimates that Canada Water can provide around 2,000 new jobs. We estimate that provision of new B1 office space would make a net contribution of approximately 350 new jobs.	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD21.	69	Paragraph 4.7.20	We have given planning permission to a development which includes a <u>A new health facility opened in August 2014 on at the Downtown site (CWAAP 3).</u> This replaced <u>is</u> a much smaller facility. NHS Southwark have advised that the new centre has will have capacity to support	Update to reflect inspector's comments in

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			population growth over the first phase of the AAP.	paragraph 30 of the post hearing letter (CDEX34).
OMOD22.	70	Para 4.7.22	New academic and research facilities could make a strong contribution to the mix of activities in the town centre. Such facilities would generate jobs, strengthen the day-time economy and support other town centre uses such as shops and offices. Relocating a faculty or providing a significant amount of academic space could also help boost the town centre's profile and contribute towards delivering the vision to create a diverse town centre with a strong economic base. <u>The potential to develop a new science cluster linked to an academic institution is recognised in the London Plan (2015).</u>	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD23.	77	Para 5.3.3	The estimates of residential capacity are approximate and should not be interpreted as targets to be achieved. The amount of development which is delivered on each of the sites will depend on the amount of non-residential space provided, the bedroom mix and compliance with other planning policies such as design policies. In deciding applications on the proposals sites, we will take into account policies in the AAP, our Core Strategy, forthcoming <u>New Southwark Plan Development Management DPD</u> and other documents in the local development framework.	To address representations made by Jerry Hewitt (rep. no. 802).
OMOD24.	80	Para 6.2.2	There are also several projects that are currently in preparation. These include <ul style="list-style-type: none"> • Funding has been committed to <u>maintain and enhance</u> refurbish the Seven islands Leisure Centre <u>and the</u> Funding is currently being sought for the refurbishment of Southwark Park Sports Centre. 	Factual update.
OMOD25.	80	Paragraph 6.3.4	Southwark itself has the freehold ownership of the shopping centre and Harmsworth Quays print works. In preparing the 2012 AAP we had discussions with the <u>then</u> leasehold owners of the shopping centre, Surrey Quays Ltd to ensure that the feasibility work we undertook was informed by their aspirations. <u>The lease of the shopping centre has subsequently been acquired by British Land and these discussions have continued through the process of revising the AAP. Surrey Quays Ltd have now secured planning permission for a first phase of development on the shopping centre. These discussions will continue through the next phases of development.</u>	Factual update.
OMOD26.	81	Parag 6.3.5a	<u>In November 2013 Southwark's cabinet agreed principles for a cooperation agreement on Harmsworth Quays with BL and King's College. BL have commenced public consultation on a redeveloped of both the Surrey Quays Shopping Centre and Harmsworth Quays and anticipate submitting a planning application in 2015. The scheme will aim to deliver a new</u>	Factual update.

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			<u>shopping centre destination, leisure facilities, a major campus for Kings College London (KCL), significant numbers of new jobs and a full range of new homes including council housing. It is envisaged that the next stage in the development process will be for the parties to undertake public consultation, prepare a masterplan for the site and complete a detailed financial appraisal. If appropriate, that work will be reported back to cabinet in 2014 along with the heads of terms for a commercial agreement.</u>	
OMOD27.	81	Para 6.4.1	Over the course of the next 15 years, we expect around <u>5,100</u> 4,800 3,000 new homes to be built in Rotherhithe and the amount of shopping space to be significantly expanded. Existing infrastructure will need to be improved and new infrastructure provided to cope with the additional population.	To address representations made by Jerry Hewitt (rep. no. 803).
OMOD28.	82	Para 6.4.3	The AAP proposes several upgrades to the local road network, which includes the <u>signalisation of improvements to the roundabout at the junction of Lower Road and Jamaica Road which would be funded by TfL, as well as a simplification of the Lower Road/Rotherhithe Old Road gyratory system. We have estimated the value of this project at about £9.75m. This includes the costs associated with purchasing a strip of land on the corner of Plough Way and Lower Road to increase capacity at the junction. We anticipate making an Area based Scheme (ABS) bid to TfL for a contribution to fund the project. The balance would be generated by community infrastructure levy and existing s106 funding. We have £1,458,687 <u>£2.3m</u> funding available from schemes with planning permission in the area and apply a standard s106 agreement charge based on trip generation rates to future development in the area. This charge will be replaced by the community infrastructure levy, once this has been brought into effect.</u>	First modification: To address representations made by TfL (rep. no. 819). Second modification: Factual update.
OMOD29.	82	Para 6.4.5	The refurbishment of the Surrey Docks Watersports centre is now complete, and funding is being sought to refurbish Southwark Park Sports Centre. £8m has been committed through the council's 2011 capital refresh programme towards a refurbishment of the Seven Islands Leisure Centre. We will use this to extend the life of the Seven Islands by up to 10 years. £2m funding has been committed through the council's 2014 capital refresh programme to maintain and improve facilities at the centre. We will use this to extend the life of the Seven Islands Leisure Centre over the next 5 by up to 10 years. In the long term however, there is an opportunity to provide a new leisure centre in the town centre. <u>We have committed £2.6m to refurbish the changing facilities at the Southwark Park sports centre and external funding has been secured for the refurbishment of the track and field.</u>	Factual updates.

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OMOD30.	83	Para 6.4.10	Southwark is currently in <u>has recently concluded</u> negotiations with Veolia who manage SELCHP to supply heat to 2,700 homes on Southwark estates to the south and west of Southwark Park. <u>The scheme was launched in December 2013.</u> The new link could be extended into the core area via Lower Road. Anticipated costs of infrastructure are around £8.5m.	Factual update.
OMOD31.	84	Paragraph 6.4.13	In 2005, Thames Water recommended that surface water discharge should be restricted to greenfield rates. Southwark has carried out a strategic flood risk assessment of the borough. Much of the AAP area lies in flood zone 3a (high probability of flooding in the event of a breach of flood defences), although the large mixed use development sites in the core area lie predominantly in zones 1 (low probability) and 2 (medium probability). Core strategy policy 13 states that Southwark will allow development to occur in zones 2 and 3a, providing it is designed to be safe, and resilient to flooding, and meets the “exception test”. <u>The exception test is identified in the NPPF and includes the requirement that development does not increase flood risk elsewhere and where possible reduces flood risk overall. Since the AAP was first adopted in 2011 the Thames Estuary 2100 Plan (TE2100), published in 2012, sets out the Environment Agency’s recommendations for tidal flood risk management for London and the Thames estuary through to the end of the century and beyond. The council is working with the Environment Agency to implement the TE2100 action plan, including applying the NPPF exception test. Core strategy policy 13.</u> It also requires development to reduce the risk of flooding by reducing surface water run-off and using sustainable urban drainage systems. Further guidance is set out in our Sustainable Design and Construction and Sustainability Assessments SPDs.	Proposed in statement of common ground between LBS and the Environment Agency
OMOD32.	84	Para 6.4.13a	<u>Many parts of Rotherhithe do not have access to superfast broadband. Facilitating superfast broadband usually involves upgrading the cabling between the telephone exchange and existing street-side cabinets. For historic reasons, many properties in Rotherhithe are connected directly to the Bermondsey telephone exchange and there are few street-side cabinets. Because of the distance between the Bermondsey exchange and Rotherhithe, the broadband signal is weak and superfast broadband is not available. The council is working with local residents, suppliers, developers and the GLA to explore ways of securing the investment required to upgrade the area. The need to upgrade broadband infrastructure in the area has been identified in the council’s Infrastructure Plan which is part of the evidence behind the community infrastructure levy and it is a potential recipient of CIL funding.</u>	To address representations made by Surrey Docks ward councillors, Tom Holder, James Fearnley, Pauline Adenwalla and Jerry Hewitt (representation nos. 712, 717, 718, 746, 836, 847).
OMOD33.	85	6.4.17	We may also need to increase primary school capacity in the area. Our school place planning	To address

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			for primary school places suggests that there may be a need for between 6.5 and 8 forms of entry in the Bermondsey and Rotherhithe area by September 2016. We are exploring the possibility of expanding a number of schools in the Bermondsey and Rotherhithe area which have the potential to meet anticipated demand. New school places could be funded by a number of mechanisms which include the council's capital programme, the community infrastructure level and government funding. <u>We will use the AAP monitoring framework to keep the need to expand primary provision under review.</u>	representations made by Jerry Hewitt (rep. no. 803).
OMOD34.	85	Para 6.4.19	The police have advised that they wish to provide a new Safer Neighbourhood Team base and front counter services at Canada Water, necessary to deliver a more effective locally based police service. This would make it The existing police station <u>is surplus to requirements and has been closed.</u>	To address representations made by Jerry Hewitt (rep. no. 803).
OMOD35.	85	Paragraph 6.5.7	We plan to bring our CIL into effect in <u>2015</u> 2014 . Once the CIL has been brought into effect we will only use s106 obligations to mitigate site specific impacts of development, such as an access road or public realm improvement, in accordance with the tests set out in in the CIL Regulations 2010. There is more information on s106 planning obligations and the community infrastructure levy in appendix 4.	Factual update.
OMOD36.	87	6.7.3	We have also used it to prepare a rational and fair approach to negotiating planning obligations to help deliver improvements. In revising the AAP, we will re-run our testing <u>we have reviewed growth and trip assumptions associated with a redevelopment of Harmsworth Quays to make sure that our strategy for improving transport in the area remains robust.</u>	To address representations made by TfL (rep. no. 817).
OMOD37.	88	Paras 6.7.12-6.7.13	<u>Land uses</u> <u>6.7.12 The AAP vision aims to consolidate Canada water as a mixed use town centre with potential for significant growth in homes and jobs. It anticipates provision of new shopping space, growth in business space and the establishment of new university facilities related to King's College. This is consistent London Plan (2015) which anticipates that Canada Water will become a major town centre in London's hierarchy and in addition recognises the potential for a new science cluster.</u> <u>6.7.13 There are some risks to this approach. There is little existing business space in the area, while the retail context is changing with growth in on-line shopping and the establishment of a major retail destination at Westfield Stratford. Through the AAP we have</u>	To address representations made by British Land and Jerry Hewitt (representation. nos. 737, 738, 804).

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			<p><u>sought to mitigate these risks by:</u></p> <ul style="list-style-type: none"> • <u>Ensuring that the AAP is founded on evidence which is robust and as up-to-date as possible. In the course of revising the AAP, we undertook a non-residential uses study which looked specifically at changing demand for business space in the area.</u> • <u>Undertaking a viability assessment of potential proposals, as part of our evidence base.</u> • <u>Working closely with partners to ensure that the AAP is capable of meeting a range of needs.</u> • <u>Anticipating the infrastructure that is required to support growth and monitoring the delivery of that infrastructure.</u> • <u>Ensuring that the AAP strikes a balance between providing a strong direction, while allowing some flexibility for changing circumstances. In particular we have framed policies around business and non-residential uses on CW AAP24 in such a way that developments will be able to take account of market signals and changing demand as well as the “regeneration factor” as the area becomes more attractive for businesses. In this way we will ensure that land is not sterilised or reserved for uses that may never come forward.</u> • <u>Providing a robust monitoring framework which will allow us to monitor and review changing circumstances.</u> 	
OMOD38.	89	Paras 7.3.1-7.3.4	<p>7.3.1 The main documents which are is currently used to guide development in Southwark are is the Southwark Plan which was adopted in 2007 and the Core Strategy (2011). <u>The Core Strategy sets out the overall vision and objectives for new development in Southwark. The Southwark Plan provides detailed borough-wide policies that are used to assess planning applications and manage development. The AAP needs to be read in conjunction with Core Strategy and Southwark Plan policies, which also apply to the AAP area.</u></p> <p><u>7.3.1a In 2013 Southwark commenced a review of the Core Strategy and the Southwark Plan and will begin preparing the New Southwark Plan. Once the New Southwark Plan has been adopted, it will supercede both the Core Strategy and the adopted Southwark Plan.</u></p> <p>7.3.2 In 2004 the Government made changes to the planning system and required all</p>	Factual update.

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			<p>councils to produce a new set of planning documents, called the local development framework (LDF). The local development framework contains a number of different planning documents and is illustrated in Figure 3.</p> <p>7.3.3 The local development framework will eventually replace the Southwark Plan. One of the most important documents in the local development framework is the core strategy, which sets out the overall vision and objectives for new development in Southwark. You can find out more information about the core strategy at www.southwark.gov.uk/corestrategy</p> <p>7.3.4 The Canada Water AAP needs to be consistent with the core strategy and both documents are being prepared on the same timescale. The AAP needs to be read in conjunction with core strategy and Southwark Plan policies, which also apply to the AAP area. Where the AAP provides a detailed policy which applies only to the AAP area e.g. residential parking standards or the tall buildings policy, this will take precedence over the Southwark Plan policy.</p>	
OMOD39.	89	Para 7.3.5	The Canada Water AAP also needs to follow the National Planning Policy Framework and be consistent with the London Plan, <u>2015 (consolidated with alterations since 2011)</u> , which is the planning strategy for all of London. The relationship between the policies in the AAP and those in the core strategy, The Southwark Plan and the London Plan is shown in Table A3.1 below.	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD40.	89	Para 7.3.5a	<u>In March 2015 the Mayor published Further Alterations to the London Plan (FALP). We have updated the AAP to show that it is consistent with the London Plan, as amended by the FALP.</u>	To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).
OMOD41.	100	Appendix 2	Provide around 35,000 sqm of new shopping floorspace in the core area <u>between 2011 and 2026</u>	Change proposed further to inspector's further observations note

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<p>OMOD42.</p>	<p>100</p>	<p>Appendix 2</p>	<p>Complete a minimum of 2,500 4,200 <u>4,500</u> homes on sites in the core area by <u>between 2011 and 2026</u> (see housing trajectory)</p> <p>Provide around 800 <u>600</u> in the wider AAP area (NB this is a capacity estimate rather than a target)</p> <p>Provide at least 875 900 <u>1,000</u> affordable homes</p>	<p>(CDEX07)</p> <p>Update to reflect inspector's comments in paragraphs 7-10 of the post hearing letter (CDEX34).</p>																																																																																																				
<p>OMOD43.</p>	<p>104</p>	<p>Insert after section on Homes</p>	<p style="text-align: center;">Housing trajectory: Canada Water AAP Core Area</p> <table border="1"> <caption>Estimated Housing Trajectory Data</caption> <thead> <tr> <th>Year</th> <th>Homes per year</th> <th>Cumulative homes</th> <th>CWAAP target</th> <th>FALP Target</th> </tr> </thead> <tbody> <tr><td>FY11/12</td><td>200</td><td>200</td><td>100</td><td>200</td></tr> <tr><td>FY12/13</td><td>200</td><td>400</td><td>100</td><td>200</td></tr> <tr><td>FY13/14</td><td>200</td><td>600</td><td>100</td><td>200</td></tr> <tr><td>FY14/15</td><td>200</td><td>800</td><td>100</td><td>200</td></tr> <tr><td>FY15/16</td><td>400</td><td>1200</td><td>100</td><td>200</td></tr> <tr><td>FY16/17</td><td>600</td><td>1800</td><td>100</td><td>200</td></tr> <tr><td>FY17/18</td><td>400</td><td>2200</td><td>100</td><td>200</td></tr> <tr><td>FY18/19</td><td>300</td><td>2500</td><td>100</td><td>200</td></tr> <tr><td>FY19/20</td><td>300</td><td>2800</td><td>100</td><td>200</td></tr> <tr><td>FY20/21</td><td>300</td><td>3100</td><td>100</td><td>200</td></tr> <tr><td>FY21/22</td><td>300</td><td>3400</td><td>100</td><td>200</td></tr> <tr><td>FY22/23</td><td>300</td><td>3700</td><td>100</td><td>200</td></tr> <tr><td>FY23/24</td><td>300</td><td>4000</td><td>100</td><td>200</td></tr> <tr><td>FY24/25</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> <tr><td>FY25/26</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> <tr><td>FY26/27</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> <tr><td>FY27/28</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> <tr><td>FY28/29</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> <tr><td>FY29/30</td><td>300</td><td>4200</td><td>100</td><td>200</td></tr> </tbody> </table>	Year	Homes per year	Cumulative homes	CWAAP target	FALP Target	FY11/12	200	200	100	200	FY12/13	200	400	100	200	FY13/14	200	600	100	200	FY14/15	200	800	100	200	FY15/16	400	1200	100	200	FY16/17	600	1800	100	200	FY17/18	400	2200	100	200	FY18/19	300	2500	100	200	FY19/20	300	2800	100	200	FY20/21	300	3100	100	200	FY21/22	300	3400	100	200	FY22/23	300	3700	100	200	FY23/24	300	4000	100	200	FY24/25	300	4200	100	200	FY25/26	300	4200	100	200	FY26/27	300	4200	100	200	FY27/28	300	4200	100	200	FY28/29	300	4200	100	200	FY29/30	300	4200	100	200	<p>Updated housing trajectory</p>
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<p>OMOD44.</p>	<p>106</p>	<p>Table A6.1 (Jamaica</p>	<p>Jamaica Road roundabout improvements_(including new crossing between Southwark Park and King Stairs Gardens), <u>as part of the implementation of Cycle Superhighway 4.</u></p>	<p>To address representations</p>																																																																																																				

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		Road roundabout)	Also change the implementation date to 2016-2020.	made by TfL (rep. no. 822).
OMOD45.	106	Table A6.1 (Reintroduce two-way traffic movement on Lower Road, Column 3)	Column 2: Existing s106 agreements: £2.3m £1,458,697 Column 4: <u>TfL assessing feasibility of implementation in conjunction with Cycle Superhighway 4 implementation on development of chopping centre site.</u>	Factual update
OMOD46.	106	Table A6.1 (CPZ extension)	Implementation to coincide with development of Decathlon and Leisure Park sites. <u>2011-15</u> <u>2016-20</u> <u>2021-26</u>	Factual update
OMOD47.	106	Table A6.1 (Extend cycle hire scheme)	Extend Barclay's Cycle Hire Scheme to Canada Water Also change the implementation date to 2016-2020.	To address representations made by TfL (reps. nos. 822 and 814).
OMOD48.	107	Table A6.1 (Refurbishment of sports facilities in Southwark Park)	Column 4: Funding is <u>committed</u> currently being sought for the project.	Factual update.
OMOD49.	109	Table A6.1 (New item – Upgrade superfast broadband)	Column 1: <u>Upgrade access to superfast broadband</u> Column 2: <u>LB Southwark, Local community, Suppliers, Developers, GLA</u> Column 3: <u>The council is working with local residents, suppliers, developers and the GLA to explore potential ways of securing the investment required to upgrade the area.</u> <u>Potential for future funding raised through CIL</u> Column 4: <u>2016-20</u>	To address representations made by Surrey Docks ward councillors and Jerry Hewitt.

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OMOD50.	111	CW AAP1	2011-15 2016-20 2021-26	<u>Southwark's cabinet has agreed that the sports ground should fully renovated with provision of a new 3g astro-turf pitch.</u> See Section 6 on Delivering the AAP and Table A6.1 in appendix 3.6.	Factual update.
OMOD51.	111	CWAAP2	2011-15 2016-20 2021-26	<u>A planning application has been submitted approved proposing a residential-led scheme and creation of a new park on the adjacent MOL.</u> The site is in private ownership, and has A recent planning permission for a residential led mixed use scheme has now lapsed.	Factual update.
OMOD52.	112	CW AAP3		<u>A residential-led mixed use development is under construction.</u> A planning application is currently being considered for the site. Development would be implemented by site owners, Barratt Homes.	Factual update.
OMOD53.	112	CW AAP4		<u>Southwark has agreed to enlarge the school to two forms of entry by 2015.</u> See Section 6 on Delivering the AAP and Table A6.1 in appendix 3.6.	Factual update
OMOD54.	113	Para 7.8.4		<u>We are likely to need to expand primary school provision during the lifetime of the AAP. Albion primary school is close to the core area where growth will be greatest and occupies a very large site area relative to its size and in comparison to other schools in the area. It is currently single form of entry and will be enlarged to accommodate two forms of entry from 2015.</u> but has the capacity to expand to two forms of entry.	Factual update
OMOD55.	118	CW AAP7 (Phasing and implementation)		Planning consent for a mixed use scheme on the Decathlon site which provided a replacement store for Decathlon and 430 homes was granted in 2010. However, Sellar Property Group are preparing a new planning application for the site. <u>Sellar Property group gained planning permission in November 2013 for and Notting Hill Housing are implementing a mixed use scheme on the Decathlon site and Site E (in CW AAP24), comprising 1,030 residential homes, and 20,150sqm of commercial space, including a replacement Decathlon store.</u> Planning permission was granted in 2012 for 10,564 of retail space on the Surrey Quays	Factual update.

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			Shopping Centre. <u>However more recently, British Land have commenced public consultation on a revedelopment of both the Surrey Quays Shopping Centre and Harmsworth Quays and anticipate submitting a new planning application in 2015.</u>	
OMOD56.	114	Para 7.8.11	These sites comprise a large part of the town centre and have significant capacity for growth. The Canada Water basin and surrounding public spaces should be the focal point in the town centre. Development around the basin should provide a range of town centre uses including shops, cafes, restaurants, and cultural or leisure uses. These should aim <u>to</u> diversify the attraction of the centre, creating footfall and expanding its appeal to a range of age and social groups.	To address representations made by Jerry Hewitt (rep. no. 807).
OMOD57.	120	Para 7.8.40	The police have advised that they wish to provide a new Safer Neighbourhood Team base and front counter services at Canada Water, necessary to deliver a more effective locally based police service. This would make the existing police station surplus to requirements. The MPA are currently negotiating with Conrad Phoenix to occupy new space on the Decathlon site. Subject to relocating police facilities elsewhere at Canada Water, the site would be appropriate for residential or mixed use development.	To address representations made by Jerry Hewitt (rep. no. 809).
OMOD58.	121	CWAAP 9	2011-15 <u>2016-20</u> 2021-26 The site is owned by an RSL which has been seeking to obtain planning permission for a residential development.	To address representations made by Jerry Hewitt (rep. no. 808).
OMOD59.	121	CWAAP 10	2011-15 <u>2016-20</u> 2021-26 The site is owned by an RSL which has been seeking to obtain planning permission for a residential development.	To address representations made by Jerry Hewitt (rep. no. 808).
OMOD60.	123	CWAAP 15	2011-15 <u>2016-20</u> 2021-26	Factual update.
OMOD61.	125	CWAAP 16	2011-15 <u>2016-20</u> 2021-26	Factual update.

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<p>OMOD62.</p>	<p>126</p>	<p>Phasing and implementation box</p>	<p>Site E: <u>See information about Site E in CWAAP 7. An application was submitted in December 2012 for outline planning permission for approximately 269 residential homes and 4,135sqm of non-residential uses.</u></p> <p>Mulberry Business Park: Planning permission granted in 2007 for 256 homes and 5,000sqm of business space has been implemented. However, King's College is preparing an alternative scheme for the site. <u>More recently, King's College has gained planning consent for a mixed use scheme providing 770 student bedspaces, 33 homes, office space, retail and community uses.</u></p> <p>Harmsworth Quays: The site will become available for development in 2014. <u>British Land have commenced public consultation on a redevelopment of both the Surrey Quays Shopping Centre and Harmsworth Quays and anticipate submitting a planning application in 2015.</u></p> <p>Surrey Quays Leisure Park: Planning permission was granted in 2010 for approximately 509 homes, 2,500 sqm of office space, 2,695 sqm of retail space, 11,105 sqm of replacement leisure space and 4,250sqm of student housing. <u>In 2015 British Land acquired the site for redevelopment.</u></p>	<p>Factual updates and to address representations made by King's College (rep. no. 831).</p>
<p>OMOD63.</p>	<p>129</p>	<p>Para 7.8.55</p>	<p>Higher education: New academic and research facilities could make a strong contribution to the mix of activities in the town centre. Such facilities would generate jobs, strengthen the day-time economy and support other town centre uses such as shops and offices. Relocating a faculty or providing a significant amount of academic space could also help boost the town centre's profile and make the centre more attractive to other businesses. London Plan policy 4.10 states that the Mayor and boroughs should give strong support to London's higher and further education institutions which are important economic sectors in their own right with a key part to play in developing London's world city offer. <u>The potential to develop a new science cluster at Canada Water linked to an academic institution is recognised in the London Plan (2015).</u> We are aware that King's College is exploring options to expand its portfolio to meet its need for a range of spaces which include teaching and research space, offices and supporting infrastructure. <u>King's College currently has recently secured a planning permission for a mixed use scheme on an option to acquire</u> refurbish Mulberry Business Park.</p> <p>Sports and leisure: We have funding committed in our capital programme to refurbish <u>maintain and enhance</u> the Seven Islands Leisure Centre. We will use this to extend the life of the Seven Islands Leisure Centre over the next 5 to 10 <u>Leisure Centre over the next 5 to 10</u> years. In the long term however, there is an</p>	<p>To update the plan by making reference to the London Plan, consolidated with alterations since 2011 (March 2015).</p> <p>To address representations made by King's College (rep. no. 831).</p>

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			opportunity to provide a new leisure centre in the town centre.	
OMOD64.	132	CWAAP 18	2011-15 2016-20 2021-26 The site is in the ownership of DCMT British Land and is available for development.	To address representations made by Pauline Adenwalla (rep. no. 843).
			<u>Additional modifications</u>	
OMOD65.		Various	Update references to CIL above and throughout document to reflect the fact that CIL was introduced in April 2015.	Factual updates
OMOD66.	37	Policy 12	Refurbish <u>Maintain and enhance</u> the Seven Islands leisure centre and consider long term options for the provision of sports and leisure facilities.	Factual update
OMOD67.	100	Appendix 2	Refurbish <u>Maintain and enhance</u> facilities in Seven Islands Leisure Centre	Factual update
OMOD68.	106	Table A6.1 (Leisure) Columns 1 and 3	Refurbishment <u>Maintenance and enhancement</u> of the Seven Islands Leisure Centre Project cost: £ 8,000 1,990,000 Committed funding: LBS £ 8,000 1,990,000	Factual update