

Development Management Forum

West Kentish Town Estate



Tuesday 6th December 2022

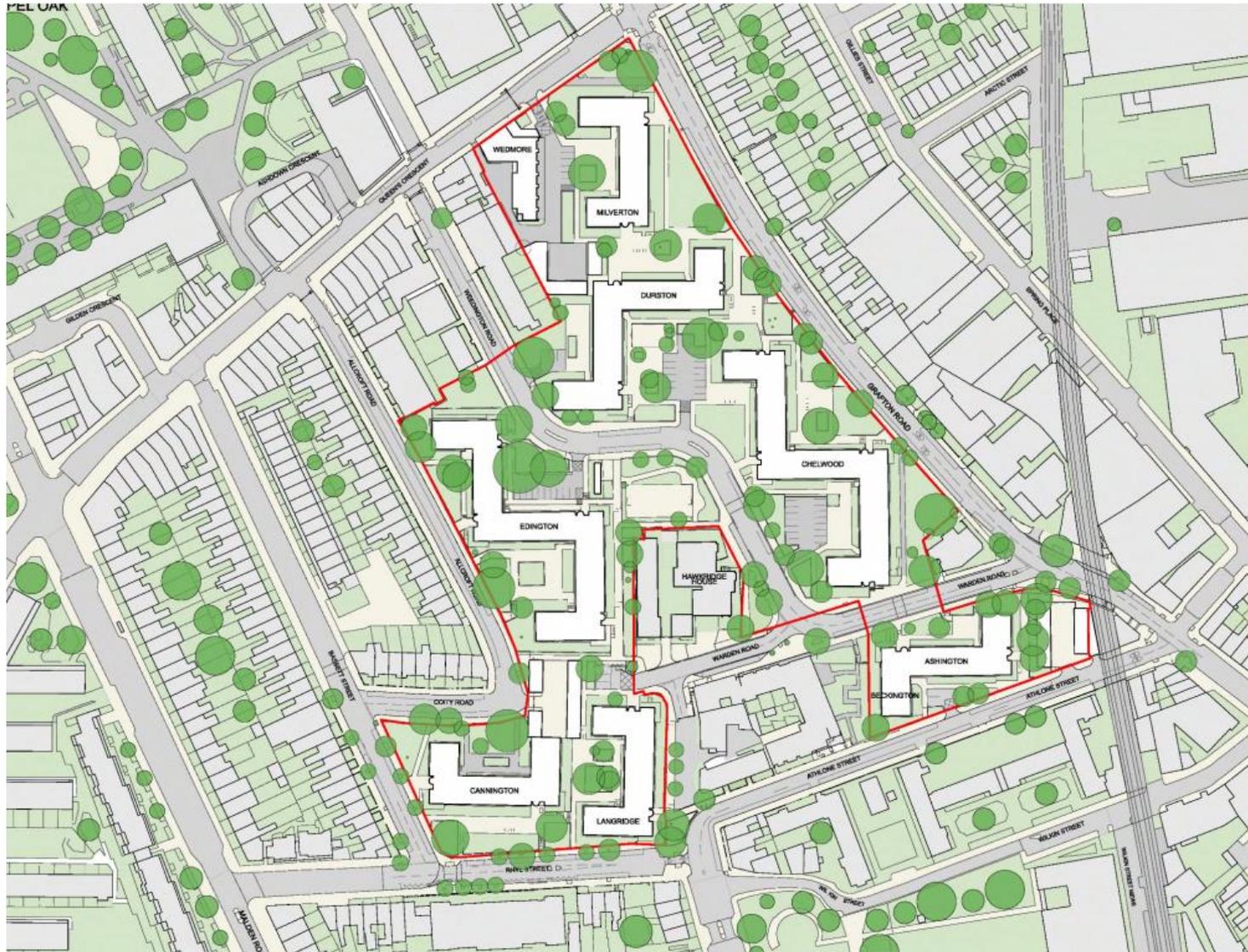
Proposals

- Demolition of existing residential blocks (Wedmore, Milverton, Durston, Chelwood, Edington, Langridge, Cannington, and Ashington and Beckington) comprising 316 homes and existing car parking garages.
- Construction of 13 blocks ranging from 4 to 14 storeys to provide approximately 880 residential units for both affordable housing and private sale with commercial units fronting Queen's Crescent.
- The proposals include new routes through the site, public and private open space, play space and landscaping.

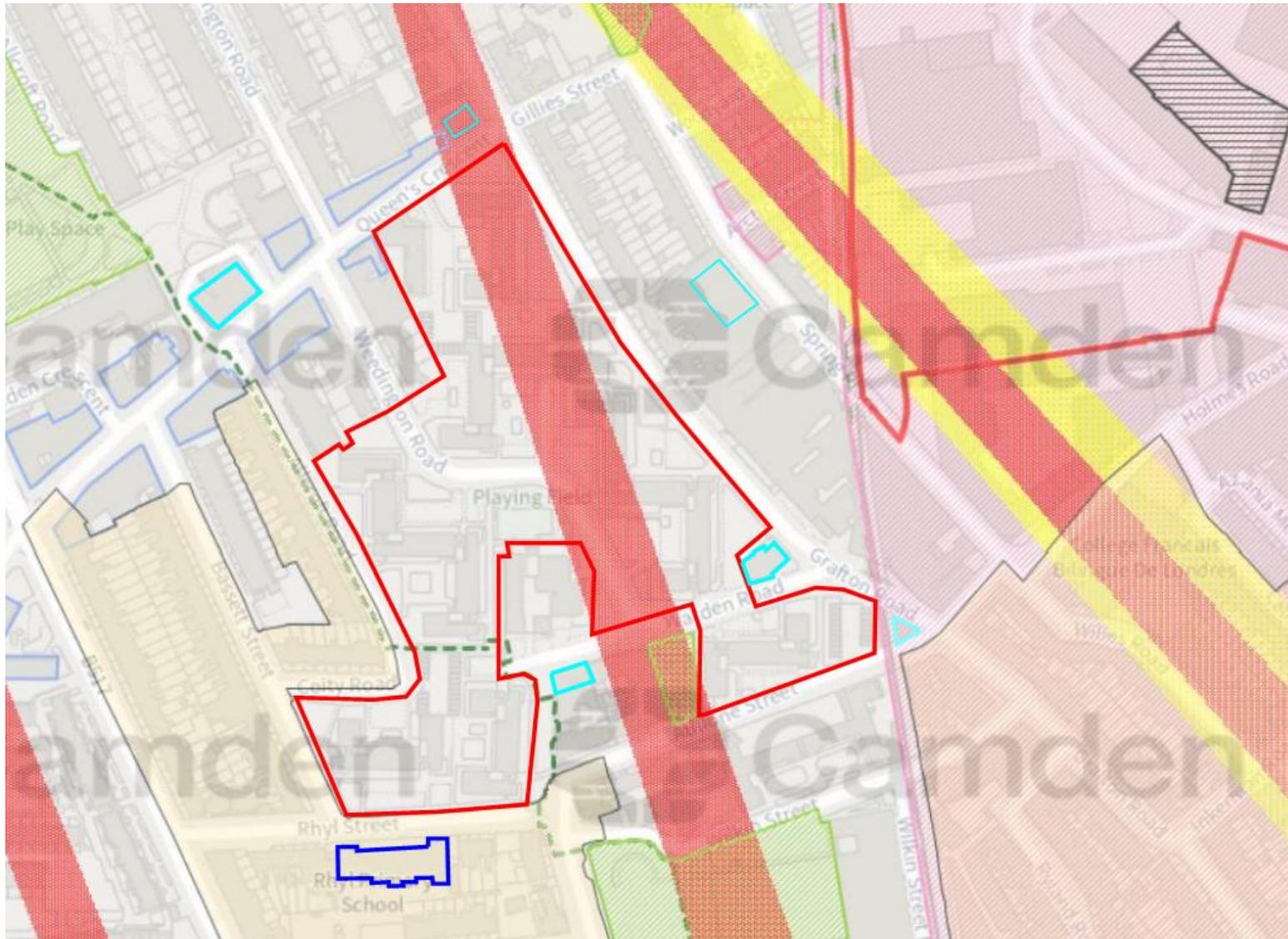
Planning context

- Site location
- Planning designations
- Planning decision making framework
- Main planning considerations

Site location

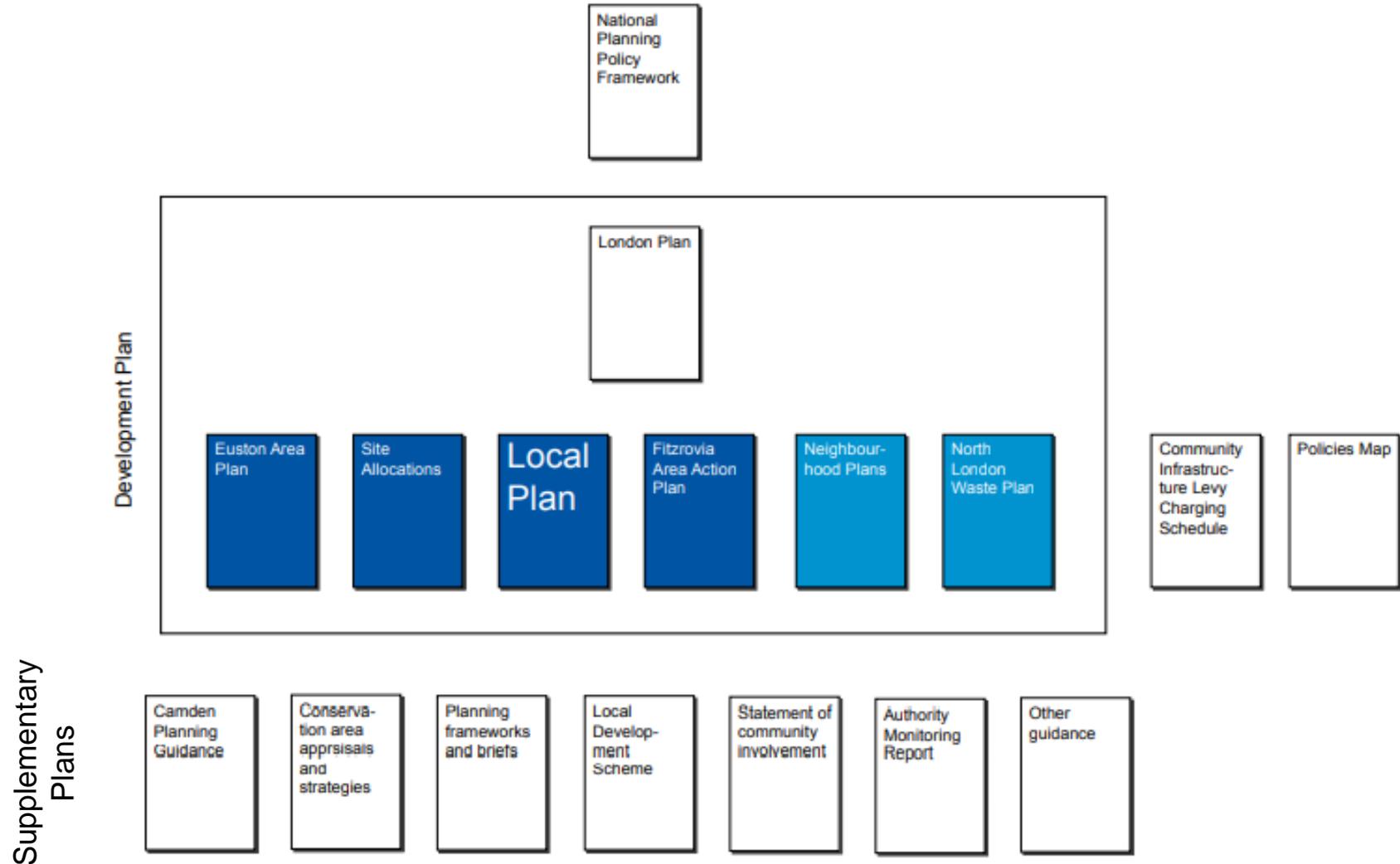


Site designations map



- Local List
- Listed Building
 - I
 - II
 - II*
- Conservation Area
- Local Plan Open Space
- Neighbourhood Plan Adopted
- Metropolitan Walk
- Local Plan Centres
- NC
- Protected Vistas LVMF 2010
- VC

Planning decision making framework



Main planning considerations (I/II)

- Use (types and amount of uses, housing tenures, dwelling sizes and quality of accommodation)
- Design and heritage (heritage / conservation area impacts, height, scale, massing, character, accessible design)
- Transport and highways (construction impacts, servicing, public transport, access to and from the site)

Main planning considerations

(II/II)

- Public realm (open space, green space, public spaces and routes, play space, trees)
- Residential amenity (daylight and sunlight, overshadowing)
- Sustainability and air quality (climate change, energy)
- Community benefits (Section 106 contributions, Community Infrastructure Levy)