

**LOCAL DEVELOPMENT FRAMEWORK PANEL
(SPECIAL)****9 APRIL 2008**

Chairman: * Councillor Marilyn Ashton

Councillors: * Robert Benson * Manji Kara
* Keith Ferry * Narinder Singh Mudhar (1)
* Thaya Idaikkadar Navin Shah

* Denotes Member present
(1) Denote category of Reserve Member

PART I - RECOMMENDATIONS**RECOMMENDATION 3 - Key Decision - Draft Document - Core Strategy Preferred Options**

An officer introduced the report and explained that it contained the preferred options of the Core Strategy, a document which set out the long term spatial vision and how growth would be managed in Harrow up to 2025. The officer explained that the initial options paper had contained four options, but following external advice, only two options were considered to be viable.

The officer reported that the first option would focus on large areas of growth in a central corridor of the borough. This would include areas such as Harrow Town Centre and Wealdstone. The officer explained that the area had been defined using the London Plan's density matrix.

The second option involved spreading growth over areas with access to public transport in the borough.

The officer reported on the opportunities and challenges associated with each option and informed the Panel that there would be 7 strategic policies, in addition to the options, which would be used by the Council to help shape the future development of Harrow.

During the discussion on this item, Members raised a number of issues, which officers responded to as follows:

- The draft document – Core Strategy Preferred Options would be presented to Cabinet and to Full Council before public consultation on the options could commence. Legal advice had been sought on the process involved.
- The public consultation period would last for 6 weeks, but would not take place during the summer holiday period. This would prove problematic for a number of people.
- Following public consultation, it was the intention of officers to present a report on the final document to Cabinet in December 2008 and to the Full council in January 2009. Any final document would attempt to incorporate the findings of the public consultation. The final document would then be sent to the Planning Inspectorate for public inspection and complete adoption was anticipated by January 2010.
- Officers were preparing a training event for Members on the Core Strategy to provide an understanding of its implications. It was anticipated that the training event would take place in May 2008. Additionally officers would prepare a brief version of the document highlighting the major points for the benefit of Members.
- Advice provided by the Government Office for London indicated that the Council had to prepare the Core Strategy first because it formed the basis of all other development plan documents.

The Chairman also commented on some revisions to the document which she believed were necessary. These included:

- Calling the two preferred options a and b instead of 1a and 1b. This would ensure greater clarity for members of the public.
- An explanation should be provided as to why certain aspects were not being carried over into the document from the initial options report.
- The document had to reflect that there was no direct train line from Harrow to Gatwick and Brighton. Reference also had to be made to Euston and Watford as important transport hubs to the borough and to London Overground, which was a service well used by residents of the borough.

Having resolved that any further comments on the draft Core Strategy Preferred Options be forwarded to the relevant Council officer by 21 April 2008, it was:

Resolved to RECOMMEND (To Cabinet)

That the Core Strategy Preferred Options document be considered.

Reason for Recommendation: In order to meet the agreed timescales for the development of the Council's Local Development Framework documents.