

Sir Edward Lister

Chief of Staff and Deputy Mayor for Planning

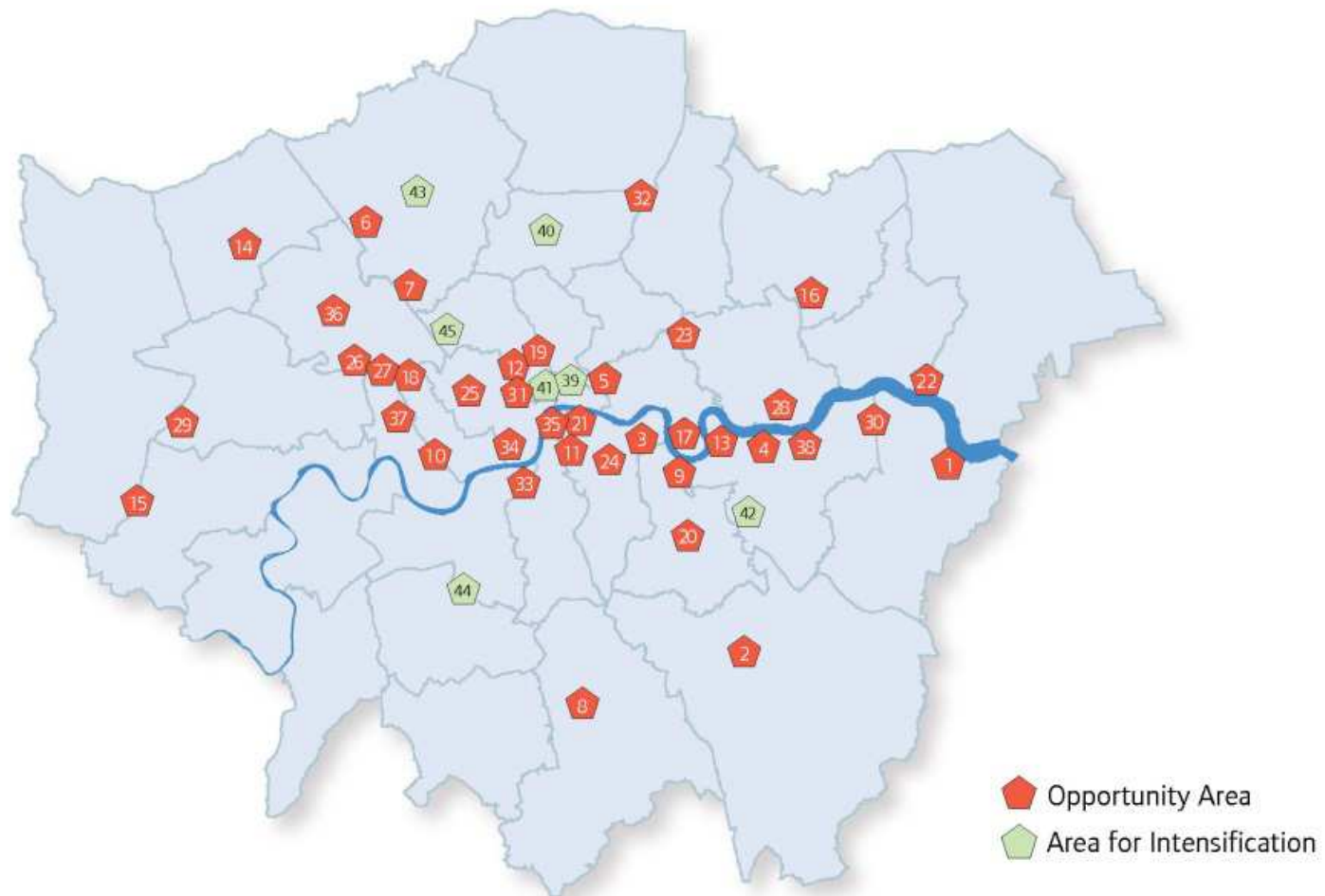


GREATER**LONDON**AUTHORITY

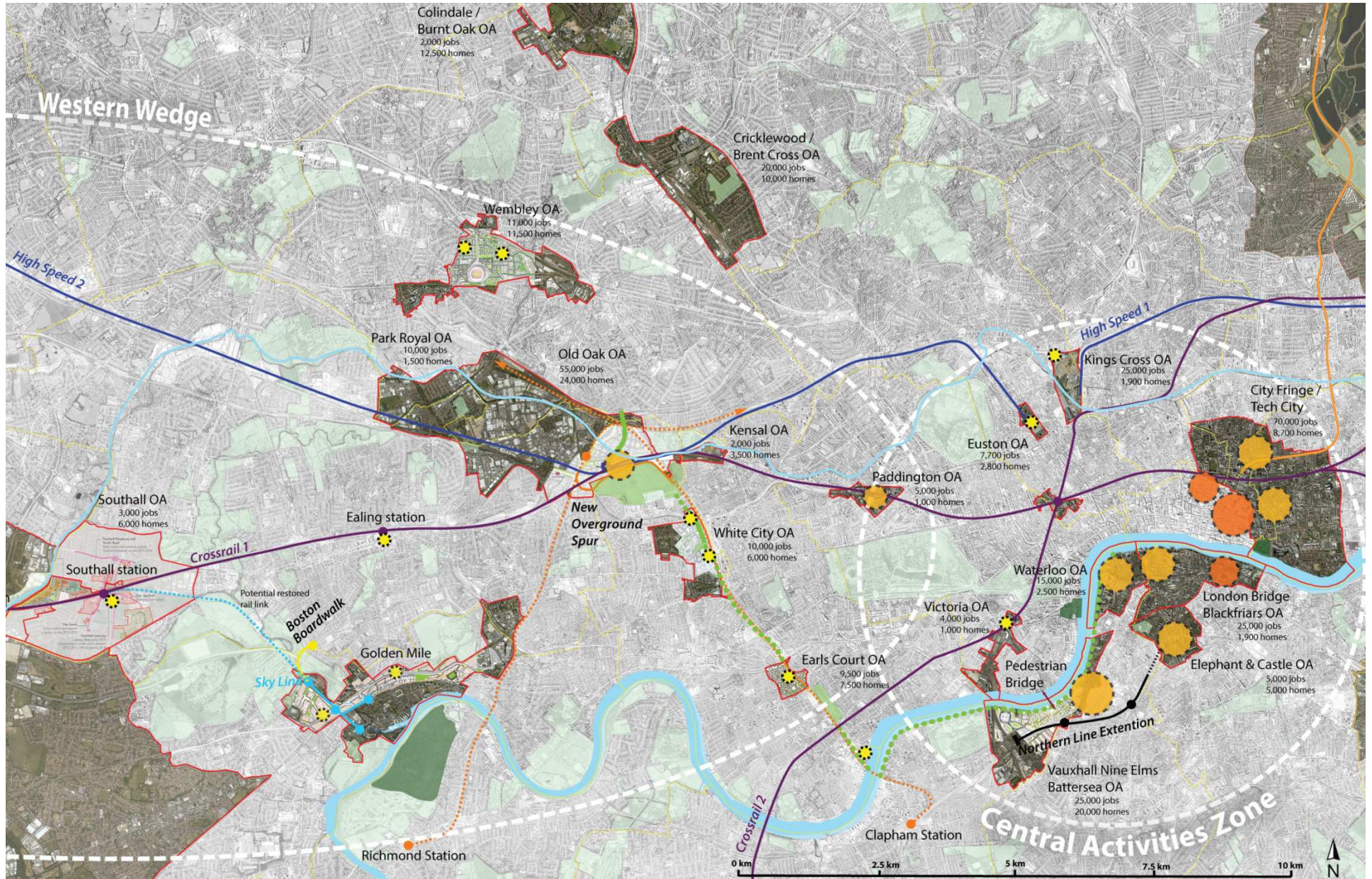
The London Plan – Key Diagram



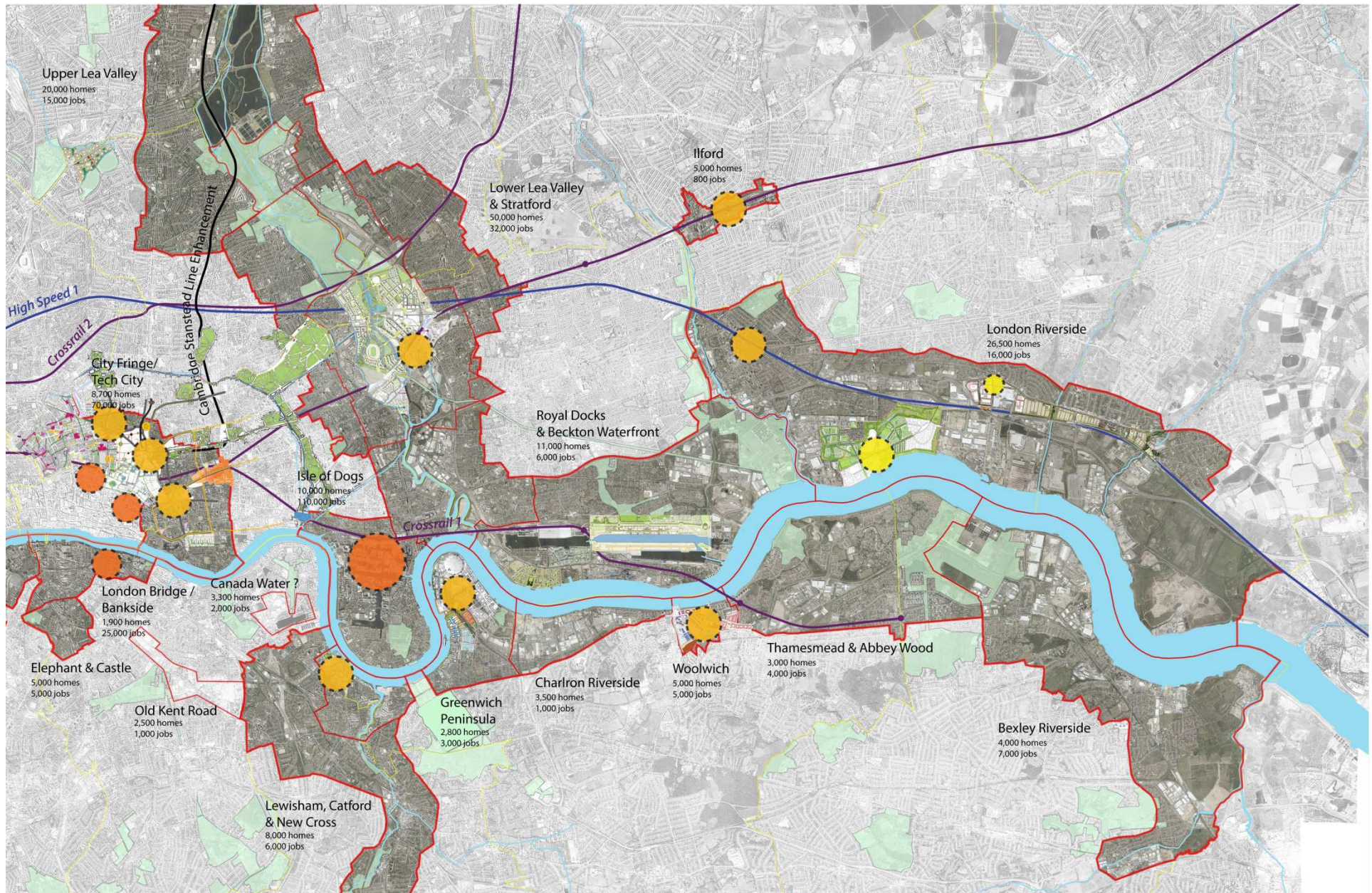
Opportunity and Intensification Areas



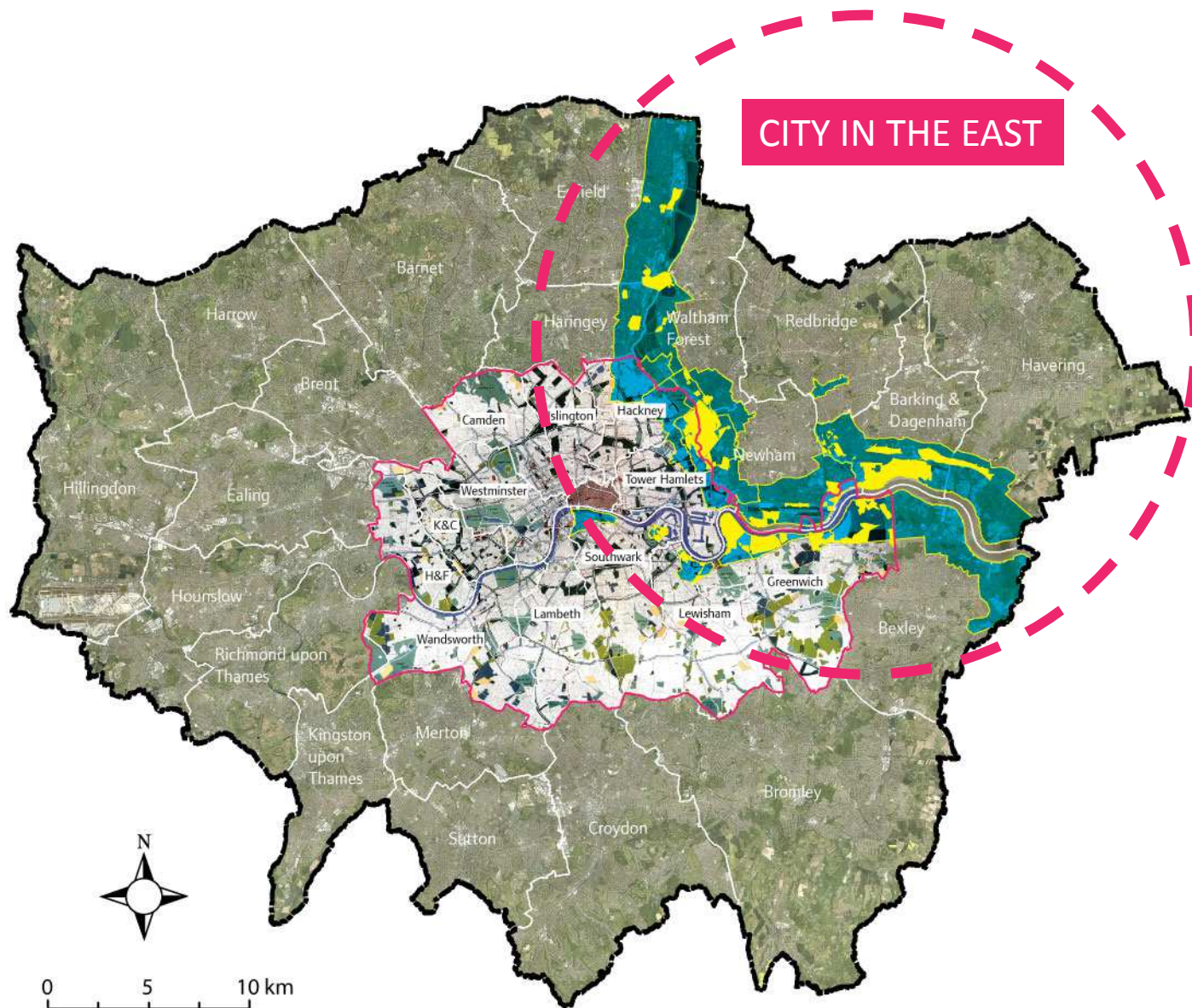
West London Opportunity Areas



City in the East Opportunity Areas







**Abercrombie's 1943 County of London plan overlaid
on the 2015 Greater London Authority coverage area**

- County of London boundary (1943)
- City in the East - development areas
- City in the East - Opportunity Areas

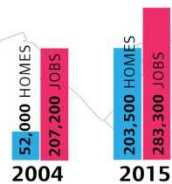
CITY IN THE EAST

200,000 HOMES

250,000 JOBS

600,000 LONDONERS

CITY IN THE EAST NUMBERS



Minimum capacity estimates for homes
Approximate population that could be accommodated
600,000

LONDON POPULATION
2011: 8.2 MILLION
2021: **9.20 MILLION**
2026: **9.54 MILLION**
2031: **9.84 MILLION**
2036: **10.11 MILLION**

UPPER LEE VALLEY

2015:
↑ 20,000 HOMES
↑ 15,000 JOBS
2004:
700 HOMES
10,000 JOBS

ILFORD

2015:
↑ 5,000 HOMES
↑ 800 JOBS
2004:
5,500 HOMES

LONDON RIVERSIDE

2015:
↑ 26,500 HOMES
↑ 16,000 JOBS
2004:
13,000 HOMES
4,200 JOBS

STRATFORD

LOWER LEA VALLEY

2015:
↑ 32,000 HOMES
↑ 50,000 JOBS
2004:
10,500 HOMES
38,500 JOBS

ROYAL DOCKS AND BECKTON RIVERSIDE

2015:
↑ 15,000 HOMES
↓ 40,000 JOBS
2004:
6,000 HOMES
12,500 JOBS

BARKING

BECKTON RIVERSIDE

BARKING RIVERSIDE

BEAM PARK

CENTRAL LONDON

DOCKLANDS LIGHT RAILWAY

JUBILEE LINE

LONDON BRIDGE

2015:
↑ 1,900 HOMES
↑ 25,000 JOBS
2004:
500 HOMES
24,000 JOBS

CANADA WATER

2015:
↑ 6,600 HOMES
↑ 2,000 JOBS
2004:
N/A

ISLE OF DOGS

2015:
↑ 30,000 HOMES
↑ 110,000 JOBS
2004:
3,500 HOMES
100,000 JOBS

GREENWICH PENINSULA

2015:
↑ 20,000 HOMES
↓ 7,000 JOBS
2004:
7,500 HOMES
15,000 JOBS

CHARLTON RIVERSIDE

2015:
↑ 5,000 HOMES
↑ 5,000 JOBS

WOOLWICH

2015:
↑ 15,000 HOMES
↑ 1,000 JOBS
2004:
1,000 HOMES
1,000 JOBS

BEXLEY AND THAMESMEAD

2015:
↑ 21,500 HOMES
↑ 8,500 JOBS
2004:
4,400 HOMES
6,500 JOBS

ERITH

EBBSFLEET

DEPTFORD CREEK/ GREENWICH RIVERSIDE

2015:
↑ 5,000 HOMES
↓ 4,000 JOBS
2004:
1,000 HOMES
5,500 JOBS

Note:
The 2004 capacity estimates are from the 2004 London Plan.
The 2015 figures are the latest indicative estimates

OPPORTUNITY AREAS

CITY IN THE EAST WIDER SOUTH EAST

GREATER LONDON

THE CITY

STRATFORD METROPOLITAN TOWN CENTRE

BARKING MAJOR TOWN CENTRE

ROMFORD METROPOLITAN TOWN CENTRE

ILFORD METROPOLITAN TOWN CENTRE

CANARY WHARF MAJOR TOWN CENTRE

PORT OF TILBURY

EBBSFLEET GARDEN CITY

LAKESIDE REGIONAL TOWN CENTRE

DP WORLD LONDON GATEWAY

Thames Enterprise Park

Relationship to Wider South-East

Opportunity Areas

GLA Green Belt

Green Belt

South Essex

North Kent

WIDER SOUTH-EAST

Towards Maidstone, Ashford and Folkestone

Towards Canterbury and Dover

Towards Basildon, Southend-on-Sea

Towards Chelmsford, Colchester, Ipswich, Great Yarmouth

Towards Stansted and Cambridge

Towards Basildon, Southend-on-Sea

Lower Thames Crossing Option C

Lower Thames Crossing Option A

Lower Thames Crossing Option B

London Riverside Area: 3,000 ha

Ilford Area: 85 ha

Upper Lee Valley Area: 3,900 ha

Lower Lee Valley (incl. Stratford) Area: 1,400 ha

Royal Docks and Beckton Waterfront Area: 1,100 ha

Canada Water Area: 46 ha

Greenwich Peninsula Area: 259 ha

Charlton Riverside Area: 176 ha

Woolwich Area: 77 ha

Thamesmead and Abbey Wood Area: 811 ha

Bexley Riverside Area: 1,347 ha

City Airport

Stratford International

Barking Riverside

Dagenham Dock Station

Proposed Beam Park Station (C2c)

Rainham Village

Belvedere/Rainham River Crossing

Junction Improvement

Extension to Abbey Wood

Roding link to Royal Docks

Potential new station

Riverside Tunnel

London Bridge, Borough and Bankside Area: 155 ha

Deptford Creek/ Greenwich Riverside Area: 165 ha

LB ENFIELD

LB WALTHAM FOREST

LB HARINGEY

LB REDBRIDGE

LB BARKING & DAGENHAM

LB HAVERING

LB TOWER HAMLETS

LB NEWHAM

LB SOUTHWARE

LB LEBWISHAM

LB BEXLEY

RB GREENWICH

A12

A127

A13

A205

A20

A2

A206

A2016

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CITY IN THE EAST WIDER SOUTH EAST

GREATER LONDON

THE CITY

STRATFORD METROPOLITAN TOWN CENTRE

ILFORD METROPOLITAN TOWN CENTRE

ROMFORD METROPOLITAN TOWN CENTRE

BARKING MAJOR TOWN CENTRE

CANARY WHARF MAJOR TOWN CENTRE

PORT OF TILBURY

EBBSFLEET GARDEN CITY

DP WORLD LONDON GATEWAY

RELATIONSHIP TO WIDER SOUTH-EAST

LEGEND

- Opportunity Areas
- GLA Green Belt
- Green Belt

Scale

0 1 2 3 4 5 kms

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Barking Riverside

Dagenham Dock Station

Proposed Beam Park Station (C2c)

Rainham Village

Belvedere/Rainham River Crossing

Junction Improvement

Abbey Wood

Purfleet Urban Regeneration Hub

Lower Thames Crossing Option A

London Paramount Entertainment Resort

Ebbfleet International

Lower Thames Crossing Option C

High Speed 1

Barfleur Crossing

A12

A127

A13

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A2

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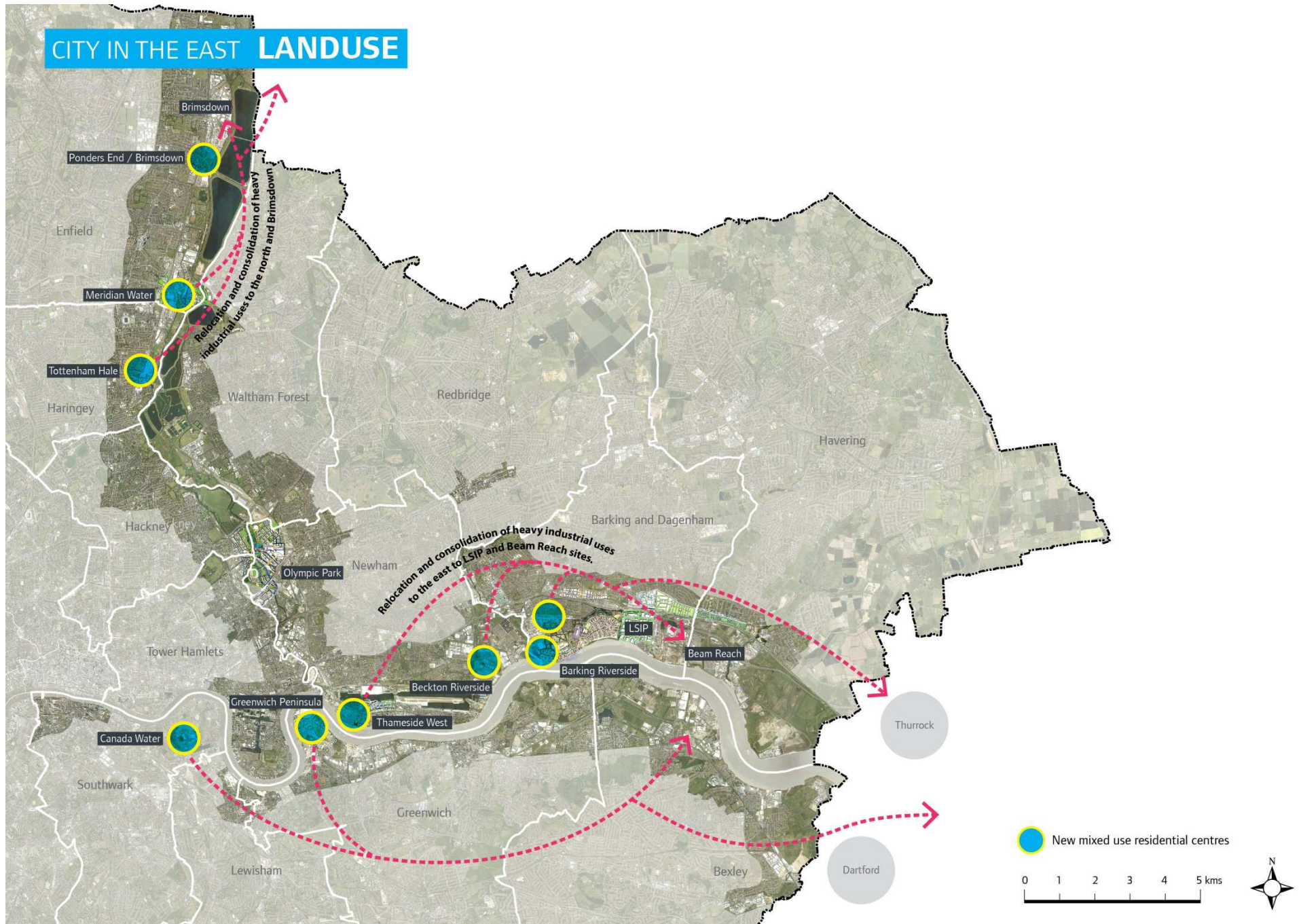
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J3

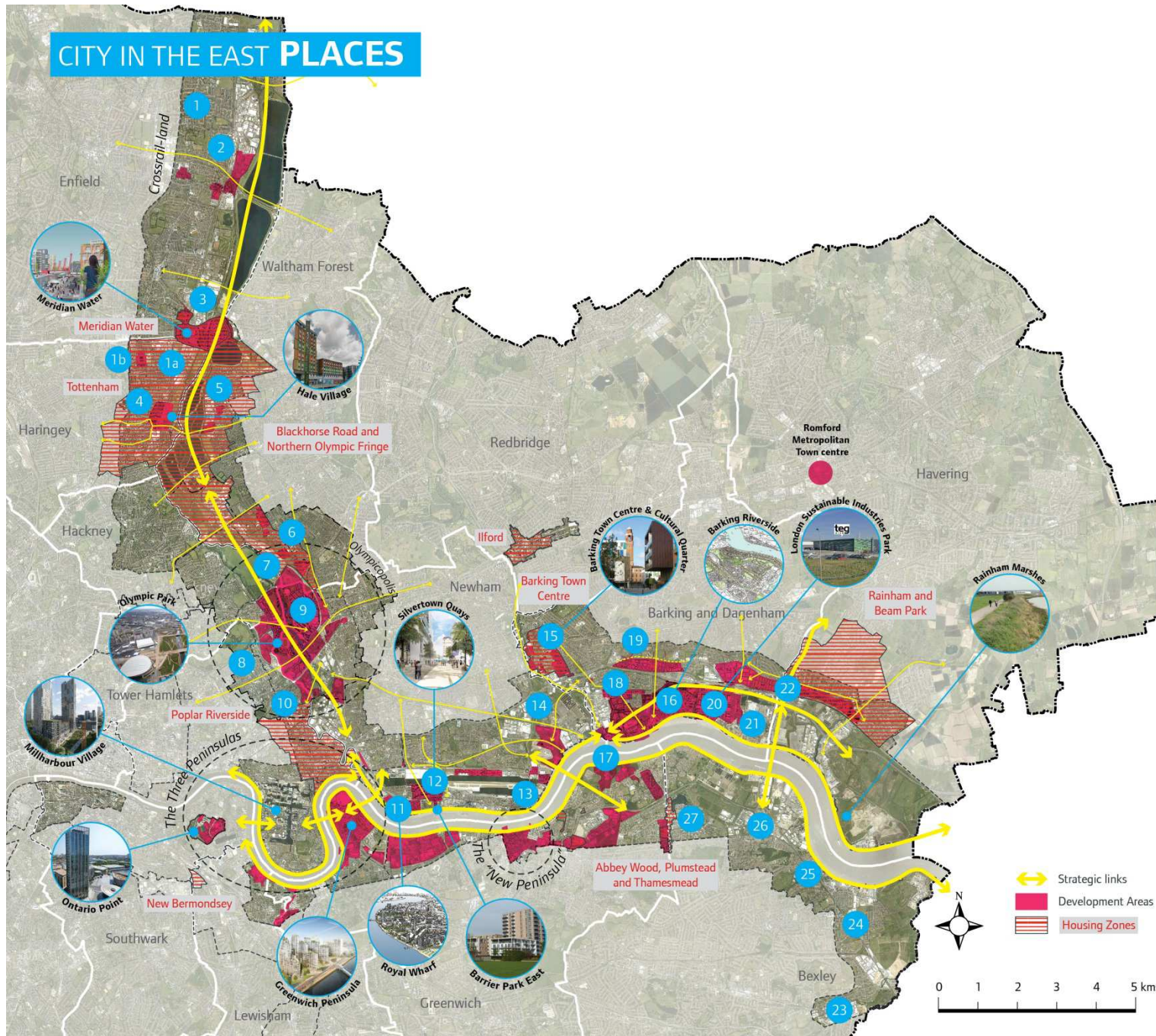
0 1 2 3 4 5 kms

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CITY IN THE EAST LANDUSE



CITY IN THE EAST PLACES



UPPER LEE VALLEY

20,100 homes and 15,000 jobs

1. A10 / A1010 corridor
- 1a. Northumberland Park
4,500 homes and 4,000 jobs
- 1b. High Road West masterplan
1,600 homes and 700 jobs
2. Ponders End masterplan
1,100 homes and 700 jobs
3. Meridian Water masterplan
5,000 homes and 3,000 jobs
4. Tottenham Hale District Centre framework
5,000 homes and 4,000 jobs
5. Blackhorse Lane masterplan
2,500 homes and 1,000 jobs

OLYMPIC LEGACY

32,000 homes and 50,000 jobs

6. Northern Olympic Fringe
3,000 homes and 110,000 sq. m. commercial
7. Olympic Park
2,000 homes and 50,000 sq. m. commercial
8. Hackney Wick and Fish Island
6,000 homes and 160,000 sq. m. commercial
9. Stratford
12,000 homes and 700,000 sq. m. commercial
10. Southern Olympic Fringe
9,000 homes and 300,000 sq. m. commercial

ROYAL DOCKS

15,000 homes and 40,000 jobs

11. Thameside West
12. Silvertown Quays
13. Albert Island
14. Beckton Riverside

LONDON RIVERSIDE

26,500 homes and 16,000 jobs

15. Barking Town Centre
16. Barking Riverside
10,800 homes and 65,600 sq. m. commercial
17. Creekmouth
18. Thames Road
19. Castle Green
20. Sustainable Industries Park
21. Barking Power Station
22. A1306 sites including Rainham and Beam Park

BEXLEY RIVERSIDE

21,500 homes and 8,500 jobs

23. Crayford
1,000 homes and 500 jobs
24. Slade Green
2,000 homes and 1,000 jobs
25. Erith
2,500 homes and 1,000 jobs
26. Belvedere
11,000 homes and 5,000 jobs
27. Thamesmead / Abbey Wood
5,000 homes and 1,000 jobs

↔ Strategic links
 Development Areas
 Housing Zones



0 1 2 3 4 5 kms

DEVELOPMENT INFRASTRUCTURE FUNDING STUDY (DIFS)

- Calculate quantum and viability of development - including affordable housing
- Identify infrastructure
- Cost infrastructure
- Calculate potential contribution from development
- Identify other funding sources
- Identify funding gap
- Prioritise infrastructure

CITY IN THE EAST INFRASTRUCTURE

UPPER LEE VALLEY

A DIFS study was completed in August 2015, which has identified the need for new primary schools and secondary schools and GP provision in Tottenham Hale and Meridian Water. Thames Water are planning to upgrade the Deepphams Sewage Works, and the Edmonton Eco Park is planned to become a centre for a District Heat and Power Network.

Additional DIFS work has been commissioned to look at gas, electricity and telecoms utilities provision in the Upper Lee Valley to support new population growth. This should report in early 2016.

LONDON RIVERSIDE

DIFS has been commissioned by the GLA drawing on existing work carried out by Barking and Dagenham Council and Havering Council as part of their CIL's. This piece of work should be reporting in early 2016 on the combined infrastructure needs and priorities for the London Riverside Opportunity Area.

ROYAL DOCKS AND BECKTON RIVERSIDE

DIFS has been commissioned by the GLA and should be reporting by late 2015. An additional report on utilities is to be commissioned. The will compliment the work underway for the London Riverside Opportunity Area.

