

# Appendices

## Proposals

~~(Amendments following consultation feedback, research and national policy changes except for Section B: Open Space Proposals. In Section B there were significant amendments made following consultation feedback, and national policy changes).~~

## A Transport Proposals

### A.1 Transport Proposals

#### A.1.1 Public transport

Proposal Number	Site and Location	Proposed Use
01TN	Mitcham Town Centre to Colliers Wood	<b>Sustainable Transport Corridor</b> –Enhanced connections between Mitcham and Colliers Wood, including east-west, cycle route linking the Mayor’s cycle super highway at Colliers Wood. To be supported by improved pedestrian/cycle crossing facilities and walking connections/signage to encourage the uptake of sustainable modes of transport, improved bus facilities including better standing areas, shelters, local information, and raised kerbs for improved access. Limited local widening of the highway will be sought through negotiation with developers as opportunities arise to help deliver these improvements.

#### A.1.2 Rail/ Tube Improvements

Proposal Number	Site and Location	Proposed Use
02TN	Thameslink 2000 Streatham/ Wimbledon/Sutton Line	Enhanced rail services including increased frequency of services and a greater number of destinations – ongoing rail/station investment programme. Also proposals to improve the frequency on trains on the Wimbledon loop from 2 tph to 4 tph in each direction.
03TN	Northern Line Underground	Modernisation of Northern Line to improve capacity and quality of service, together with station improvement and enhanced accessibility for people with disabilities.
04TN	Chelsea Hackney Line	New rail/underground line, using District Line Track (on route of district line) to Parsons Green to provide enhance service capacity from Wimbledon and access improvements (Crossrail 2) – Proposal being reviewed by TfL and Network Rail. New Safeguarding expected 2014.
05TN	Land adjoining the District Line, east of Wimbledon Main Line Station	Safeguarding of land for Chelsea - Hackney Line (Crossrail 2) New Safeguarding expected 2014.

### A.1.3 Tram Line Network

Proposal Number	Site and Location	Proposed Use
06TN	Morden to Sutton Tram Service	Provision of new tram service between Wimbledon and Sutton town centre via Morden town centre and St Helier hospital.
07TN	Willow Lane and Wandle Way on existing Wimbledon Tram Service	New Stations at Wandle Way and/ or Willow Lane to enhance public transport access to Willow Lane Industrial Estate.
08TN	Existing Wimbledon to Croydon Tram Line	Station and service enhancements to reduce congestion on the Wimbledon Branch line (line 4). Measures include providing addition stop facilities Serving Wimbledon Station, access improvements and replacing existing single track with double tracks, including between Phillips Bridge and Morden Road Tram stops.and Mitcham Junction to Beddington Lane
10TN	Crystal Palace to Wimbledon Tram Extension via Croydon	Service Enhancements including increased frequency and greater number of destinations.
25TN	Morden to Phipps Bridge	Service enhancement between Morden Road and Phipps Bridge Tram stops

### A.1.4 Road Network Improvements

Proposal Number	Site and Location	Proposed Use
11TN	Mitcham Town Centre	Junction and public realm improvements; complementary walking, cycling and bus improvements and removal of one-way system.
12TN	Wimbledon Town Centre public realm improvements	Measures to improve accessibility, legibility, cycle facilities and pedestrian environment. Removal of one-way road system.
13TN	Morden Town Centre, London Road	Re-prioritisation of road space in favour of pedestrian, cyclists and public transport, introduction of environmental and public realm improvement. Removal of one-way road system.
14TN	Durnsford Road between Arthur Road and Plough Lane	Localised footway widening to achieve benefits to pedestrians and cyclists.
15TN	Carshalton Road to Willow Lane Industrial Estate	New access road to serve the Willow Lane Industrial Area using the Council's long standing preferred route. This will enable removal of commercial traffic from residential areas whilst supporting improvements to the Goat road/ Wates Way Junctions. Supports regeneration of the industrial estate.
16TN	Miles Road Improvement	To improve access to industrial and residential development and to improve facilities for pedestrians and cyclists.

### A.1.5 Road Junction Improvements

Proposal Number	Site and Location	Proposed Use
18TN	Merton Road/ Merton High Street (south Wimbledon Tube)	Improvements at junction to reduce, collisions, improve facilities for pedestrians and cyclists and reduce congestion for public transport.
19TN	London Road/ Cricket Green	Improvements at junction to reduce, improve collisions facilities for pedestrians and cyclists and reduce congestion for public transport.
20TN	Locks Lane/ London Road/ Streatham Road	Improvements at junction to reduce collisions improve facilities for pedestrians and cyclists and reduce congestion for public transport.
21TN	Western Road/ Church Road	Improvements at junction to reduce, collisions improve facilities for pedestrians and cyclists and reduce congestion for public transport.

### A.1.6 Cycle Network

Proposal Number	Site and Location	Proposed Use
22TN	Borough-wide cycle facilities.	Continued development of a network of cycle routes including new feeder routes to the cycle super highway. Upgrades of existing facilities and New cycle hubs at Wimbledon, Colliers Wood and Morden.

### A.1.7 Pedestrian/ Cycle Route

Proposal Number	Site and Location	Proposed Use
23TN	Lower Downs Road	Key walking route proposal including new shared pedestrian / cycle tunnel through railway embankment adjacent to existing archway.
24TN	Wandle Bridge linking Ravensbury Terrace and Groton Road in the London borough of Wandsworth	New walking/cycling route across the Wandle to Garratt Lane avoiding the busy Penwith Road

## B Open space

To note, these areas are identified on the Policies Map.

### B.1 Metropolitan Open Land

Site	Size (ha)
Wimbledon Common	333.2
Wimbledon Park	52.8
Copse Hill	15.9
Beverly Brook/A3	29.5
Lower Morden	81.6
Cannon Hill (including Joesph Hood Recreation Ground and Prince George's Playing Fields)	54.9
Morden Park	73.8
Wandle Valley (including Morden Hall Park and Ravensbury Park)	104.2
Mitcham Common	217.8

### B.2 Allotments and Urban Farms

Site	Name	Address	Size (ha)
A001	Western Road Allotments	Western Road, Mitcham	1.54
A002	Martin Way East Allotments	Martin Way, Raynes Park	1.26
A003	Eastfields Road	Eastfields Road, Mitcham	1.01
A004	New Barnes Avenue	New Barnes Avenue, Mitcham	0.94
A005	Thurleston Avenue	Thursleston Avenue, Morden	0.6
A006	Eveline Road Allotments	Eveline Road, Mitcham	0.51
A007	Effra Road Allotments	Effra Road, Wimbledon	0.13
A008	George Hill	Holne Chase, London Road	2.39
A009	Ridge Road Allotments	Ridge Road, Mitcham, Surrey	2.8
A010	Cottenham Park	Cambridge Road, West Wimbledon	4.29
A011	Martin Way West Allotments	Martin Way, Raynes Park	3.15
A012	Cannon Hill Common Allotments	Cannon Hill Lane, Raynes Park	2.12
A013	Arthur Road Allotments	New Malden	0.64
A014	Tamworth Farm Allotments	Rose Avenue, Mitcham	3.07
A015	Phipps Bridge Allotments	Phipps Bridge Road, Mitcham	2.06
A016	Durnsford Road "B"	Gap Road, Wimbledon Park	0.91
A017	Haslemere Avenue	Haslemere Avenue, Wimbledon Park	0.09
A018	Cannizaro Park	Camp Road, Wimbledon	0.7
A019	Brooklands Avenue	Brooklands Avenue, Wimbledon Park	0.25
A020	Havelock Road	Havelock Road, Wimbledon Park	1.98
F001	Deen City Farm	Windsor Avenue, South Wimbledon	1.78

### B.3 Cemeteries

Site	Name	Address	Size (ha)
C001	Buddhapadipa Temple Grounds	Calonne Road, Wimbledon Park	1.68
C002	St Mary's Church, Wimbledon	Arthur Road, SW19	0.81
C003	Merton & Sutton Joint Cemetery and surrounds	Green Lane, Morden	9
C004	Streatham Park Cemetery	Rowan Road, SW16	21.27
C005	London Road/Victoria Road Cemetery	London Road, SW17	6
C006	Gap Road (Wimbledon) Cemetery	Gap Road, SW19	8.46
C007	Morden Cemetery and surrounds	Green Lane, Morden	27.03
C008	Mitcham Parish Church	Church Road, Mitcham	2.7
C009	St Marys Churchyard	Church Path, Merton Park	0.81

### B.4 Educational Open Space

Site	Name	Address	Size (ha)
S001	Ricards Lodge	Lake Road, Wimbledon	4.26
S002	Kings College School Playing Field	Ridgway, Wimbledon	3.88
S003	Merton College Playing Fields	Central Road, Morden	3.95
S004	Bishopsford Community School	Lilleshall Road, Morden	3.08
S005	Wimbledon Chase Middle School	Merton Hall Road, Wimbledon Chase	2.59
S006	Cranmer Primary	Cranmer Road, Mitcham	1.76
S007	Abbotsbury School	Abbotsbury Road, Morden	1.91
S008	Raynes Park High High School	Bushey Road, Raynes Park	1.87
S009	Wimbledon High School Sports Ground	Nursery Road	1.61
S010	Hillcross Primary School	Ashridge Way, Morden	1.7
S011	Wimbledon College	Edge Hill, Wimbledon	1.45
S012	Bond Primary School	Bond Road, Mitcham	0.91
S013	Haslemere School	Haslemere Ave, Mitcham	0.58
S014	Cricket Green	Lower Green West Mitcham	0.67
S015	Alfred Mizen School	Abbots Road, Mitcham	0.54
S016	Malmesbury School	Malmesbury Road, Morden	0.75
S017	Merton Abbey School	High Path, Colliers Wood	0.61
S018	Benedict Primary School	Church Road, Mitcham	0.36
S020	Stanford Primary	Chilmark Road, Streatham	0.25
S021	Priory Church Of England	Queen's Road, Wimbledon	0.32
S022	Beecholme School	Edgehill Road, Mitcham	1.13
S023	Wimbledon College Sports Ground	Coombe Lane, SW20	2.82

S024	Bushey Playing Fields	Beverley Way, New Malden	1.96
S025	St John Fisher School	Grand Drive, Raynes Park	0.92
S027	Kings College School Sports Ground	Kingsway, New Malden	6.06
S028	Aragon Primary	Aragon Road, Morden	0.92
S029	Hatfield Primary School	Lower Morden Lane, Morden	0.72
S030	Poplar School	Poplar Road South, Merton Park	0.31
S031	Rutlish High School	Watery Lane, Wimbledon Chase	3.49
S032	Harris Academy	Wide Way, Mitcham	4.43
S033	Eastfields School	Acacia Road, Mitcham	2.41
S035	Holy Trinity	Effra Road, South Wimbledon	0.23
S036	St Thomas Of Canterbury	Commonside East, Mitcham	0.28
S037	Liberty Primary School	Western Road, Mitcham	2.29
S038	St Teresa's Primary	Montacute Road, Morden	0.53
S039	Bishop Gilpin	Lake Road, Wimbledon	0.36
S040	Garfield School	Garfield Road, Colliers Wood	0.09
S041	Lonesome Primary	Grove Road, Mitcham	1.05
S042	Morden Primary School	London Road, Morden	0.43
S043	West Wimbledon Primary	West Barnes Lane, Raynes Park	0.71
S044	Emmanuel School Playing Fields	Beverley Way, West Wimbledon	4.8
S045	Oberon Playing Fields (Raynes Park High)	Lindisfarne Road	3.33
S046	Wimbledon Park Primary School	Havana Road, Wimbledon Park, London	0.16
S048	All Saints C of E Primary School Open Space	East Road, Colliers Wood, London	0.29
S048	Wimbledon College	33 Edge Hill, Wimbledon Park	0.34
S049	The Norwegian School Playing Fields	Arterberry Road, Raynes Park	0.1
S050	Blossom House School Playing Fields	The Drive, Wimbledon	0.28
S051	Hollymount School Playing Fields	Cambridge Road, Wimbledon	0.53
S052	Ursuline Convent High School Playing Fields	Crescent Road, Raynes Park	0.37
S053	Melrose School	Church Road, Mitcham	0.14
S054	St Marks Primary School	St Mark's Road, Mitcham	0.88
S055	St Ann's Secondary School Playing Fields	Middleton Road, Morden	0.26
S056	Joseph Hood First School Playing Fields	Whatley Avenue , Wimbledon Chase	0.26
S057	Merton Technical College O/S	London Road, Morden	0.38
S058	Sacred Heart Catholic Primary School	Burlington Road, New Malden	0.23
S059	Links Primary School Playing Fields	Frinton Road, Tooting	0.03
S060	School Building, Gorrington Park Primary School Playing Fields	Sandy Lane, Mitcham	0.25
S061	Singlegate Primary School	South Gardens, Colliers Wood	0.25



	Playing Fields		
S062	Pelham Primary School Playing Fields	Russell Road, Wimbledon	0.17
S063	Merton Park Primary School	Church Lane, Merton Park	0.02
S064	All Saints C of E Primary School Open Space	East Road, Colliers Wood, London	0.3
S065	St Marys Rc Primary School Playing Fields	10-38 Russell Road, Wimbledon, London, SW19 1QL	0.08
S066	SS Peter & Paul Rc Primary Playing Fields	Cricket Green, Mitcham	0.26

## B.5 All Other Open Spaces

Please refer to the Merton Open Space Strategy 2010-2011 for the delineation of open space areas with marked playing pitches.

Site	Name	Address	Size (ha)
CG001	Commercial Plant Nursery	Arthur Road, New Malden	3.16
M001	Morden Hall Park	Morden Hall Road	42.64
M002	Figgis Marsh	London Road, Mitcham	10.3
M003	Three Kings Piece Open Space	Common Side West, Mitcham	6.1
M004	London Road Playing Fields	London Road, Mitcham	5.95
M005	Wandle Park	Merantun Way	4.88
M006	Dundonald Recreation Ground	Dundonald Road, SW19	4.89
M007	Cranmer Green	Madeira Rd, Mitcham	4.7
M008	Moreton Green	Middleton Road	3.95
M009	Lavender Park	Lavender Avenue, Mitcham	3.73
M010	Durnsford Road Rec Grd	Durnsford Road, SW19	3.53
M011	Haydons Rd Rec Grd	Haydons Road	3.58
M012	Colliers Wood Recreation Ground	South Gardens, SW19	2.93
M013	Cottenham Park	Melbury Gardens SW20	3
M014	Donnelly Green o/s	South Lodge Ave, Mitcham	2.08
M015	Myrna Close Open Space	Myrna Close, Mitcham	2.51
M016	John Innes Park	Mostyn Road, SW19	2.36
M017	South Park Gardens	Dudley Road, SW19	2.35
M018	Cherry Tree Estate Open Space	Belgrave Walk, Mitcham	2.05
M019	Cherrywood Open Space	Shaldon Drive, Morden	1.75
M020	Brenley	Aventine Avenue, Mitcham, Surrey	1.59
M021	Lyndhurst Rec. Gd.	Lyndhurst Ave.	1.53
M022	Holland Gardens Open Space	Jct. Pepys & Cambridge Roads	1.46
M023	Sherwood Park Road o/s	Sherwood Park Rd, Mitcham.	1.36
M024	Kendor Gardens	Kenley Road, Morden	1.35
M025	Vestry Hall Green (also known as Lower Green)	Mitcham	0.94
M026	Rowan Road Rec	Rowan Road, Mitcham	1.09
M027	Church Lane Playing Fields	Church Lane, SW19	0.97
M028	Lynmouth Gardens	Lynmouth Avenue, Morden	1.1
M029	Deer Park Gardens	Morden Road	0.68



M030	Lewis Road Rec. Ground	Lewis Road, Mitcham	0.69
M031	Moreton Green	Middleton Road	0.64
M032	Miles Road Open Space	Miles Road, Mitcham	0.72
M033	Upper Green (also known as Fair Green)	Mitcham	0.37
M034	All Saints Rec Grd	Leyton Road, Colliers Wood	0.42
M035	Nelson Gardens Open Space	High Path, Colliers Wood	0.37
M036	Margin Drive Green Open Space	Margin Drive, Wimbledon	0.33
M037	Vectis Gardens Open Space	Vectis Road, Tooting	0.2
M038	Poplar Court Open Space	Poplar Court, Gap Road, Wimbledon, London, SW19 8JA	0.12
M039	Rock Terrace Rec Grd	Phipps Bridge Estate, Mitcham	2.28
M040	Oakleigh way Recreation Ground	Oakleigh Way, Mitcham	2.32
M043	Crooked Billet Open Space	Woodhayes Road, West Wimbledon	0.29
M044	Wimbledon Common (excluding Royal Wimbledon Golf Course)	Wimbledon Parkside	267.75
M046	Raynes Park Sports Ground	Taunton Avenue, SW20	7.92
M047	Cannon Hill Common	Cannon Hill Lane, Mitcham	18.44
M048	Sir Joseph Hood Memorial Playing fields and surrounds	Marina Avenue	13.04
M049	King Georges Field	Tudor Drive, Morden	8.01
M050	Morden Park and surrounds	London Road	42.45
M051	Mostyn Gardens	Martin Way, Morden	4.65
M052	John Innes Recreation Ground	Watery Lane	1.72
M053	Ravensbury Park	Morden Road, Mitcham	7.46
M054	Cricket Green	Mitcham	1.96
M055	Police Green Cricket Green	Mitcham	0.95
M056	Mitcham Common, including golf course	Croydon Road	190.65
M057	News of the World Sports Ground (now known as Mitcham Sports Ground)	Commonside West, Mitcham	3.12
M058	The Canons	Madeira Road, Mitcham	2.73
M059	Pollards Hill O/S	Recreation Way, Mitcham	2.53
M060	Long Bolstead Rec. Gnd.	Woodstock Way, Mitcham	0.88
M061	Tamworth Farm Rec	London Road (West of Figges Marsh) Mitcham	1.41
M062	Abbey Recreation Ground	Morden Road, SW19	2.61
M063	Garfield Road Rec Grd	Garfield Road	1.66
M064	Land Adjacent River Wandle	North Road, Colliers Wood	0.76
M066	Morden Recreation Ground	Farm Road	11
M067	Edenvale Play Area	Woodland Way, Mitcham, CR4 2DZ	0.64
M068	Wandle Meadow Nature Park	Merantun Way	5.04
M069	St Mary Gleblands	Church Path, SW19	0.86
M070	Robinhood Close Open Space	Robinhood Close, Mitcham, CR4 1JN	0.28
M071	Watermeads o/s	Rawnsley Ave, Morden.	3.13
M072	Joseph Hood Recreation Ground	Martin Way, Morden	8.4
M074	Merton & Sutton Joint Cemetery Surrounds	Green Lane, Lower Morden	6.39
M075	St Mary's Chuchyard, Wimbledon	Arthur Road, SW19	0.27

M076	Rowan Road Open Space	Rowan Road, SW16	2.39
M077	Wimbledon Park (Including AELTC/Aorangi Park)	Revelstoke Road	47.32
M078	Open Space attached to Gipsy site	Land ADJ 2, Weir Road	0.29
M078	Seymour Road Park	Seymour Road, Wimbledon Park	0.22
M079	Alfreton Close Corner Park	Alfreton Close, SW19 5NS	0.04
M080	Welford Park and Path	Welford Place, Wimbledon	0.17
M082	Herbert Road Park	Herbert Road, Wimbledon	0.21
M083	Galustian Gardens Open Space	Compton Road, Hillside	0.07
M084	Edge Hill Court North	Edge Hill, Wimbledon	0.13
M085	Edge Hill Court South	Edge Hill, Wimbledon	0.11
M086	All Saints Road Open Space	South Wimbledon	0.9
M087	Bushey Court Park	Raynes Park	0.45
M088	Three Kings Piece Open Space	Commonside West, Mitcham	0.53
M089	Marlowe Square Open Space	Marlowe Square, Mitcham	0.19
M090	Recreation Way O/s	Recreation Way, Mitcham	0.11
M091	Crossway O/s	Crossway, Raynes Park	0.08
M092	Trafalgar Garden	Norman Road, Colliers Wood	0.07
M093	Hamilton Gardens Open Space	Deburgh Road, Colliers Wood	0.08
M094	Hardy Gardens Open Space	Grove Road, Colliers Wood	0.05
M095	Caesars Walk O/S	Caesars Walk, Mitcham	0.13
M096	Central Ward Residents Club O/S	Ashridge Way, Morden	0.3
M097	Haynt Walk O/S	Haynt Walk, Raynes Oark	0.05
M098	Botsford Road O/S	Botsford Road, Wimbledon Chase	0.07
M099	Trenchard Court Haig Homes O/S	Green Lane, Morden	0.97
M100	The Precincts Haig Homes O/S	Green Lane, Morden	1.22
M101	St Helier Avenue O/S	St Helier Avenue, Morden	0.66
M102	Home Oak Road O/S	O/S adj to 10 Home Park Road, Wimbledon Park	0.07
M0103	Hertford Way O/s	Herford Way, Mitcham	0.1
M0104	Wimbledon War Memorial	Parkside, Wimbledon	0.03
M0105	Dennis Park Crescent Open Space	Dennis Park Crescent, Wimbledon Chase	0.08
P001	National Westminster (Natwest) sports ground	Stanford Road, SW16	11.65
P002	Raynes Park Playing Fields	Grand Drive	8.19
P004	Sun Alliance Sports Ground	Fairway, SW20	4.31
P005	Malden Golf Course	Troops Lane, New Malden	4.12
P006	London Electricity Sports Ground (LESSA)	Grand Drive (Westway)	3.64
P007	Playing Field Wimbledon College	Coombe Lane, Raynes Park	3.26
P008	The Old Rutlishians Sports Club	Poplar Road, SW19	2.53
P009	West Side Lawn Tennis Club	Copse Hill, SW20	0.91
P010	Queensmere Road Tennis Courts	Queensmere Road, Wimbledon Park	0.8
P012	Wilton Grove Tennis Club	Wilton Crescent	0.3
P014	Raynes Park, Lawn Tennis Club	Grand Drive	0.27
P015	West Wimbledon Bowling Club	Durham Road	0.28
P016	Merton Hall Bowling Green	Kingston Road SW19	0.09
P017	Royal Wimbledon Golf Club	Camp Road	60.9

P018	Atkinson Morley's Hospital	Copse Hill, Wimbledon Village	7.91
P020	Civil Service Sports Ground	Coombe Lane, SW20	2.41
P021	Beverley Park Golf Range	Beverley Way, New Malden	3.7
P022	Prince Georges Fields	Grand Drive, Morden	11.82
P023	Messines	South of Prince Georges Fields, Grand Drive, Morden	8.29
P024	Archbishop Tenison's Sports ground and surrounds	Tennyson Ave, West Barnes	3.26
P025	Morden Playing Fields	Hillcross Ave, Morden	26.11
P026	Cranleigh Lawn Tennis Club	Cranleigh Road	0.41
P027	Nursery Road Playing Fields	Nursery Road, SW19	4.75
P028	Imperial club sports ground	Bishopford Road, Morden	5.14
P030	Westminster City School Playing Fields	Crossways Road, Mitcham	4.98
P033	Morden Sports Ground	Arthur Road, New Malden	8.16
P034	The David Lloyd Club	Bushey Road, Raynes Park	5.01
P035	All England Lawn Tennis Club	Church Road, SW19	17.21
P036	Playing Fields (Former St Catherine's)	Grand Drive, Raynes Park, London, SW20 9NA	2.96
P037	BMX track location	Mulholland Close, Mitcham	1.29
P038	Southey Bowling Club	559 Kingston Road, Raynes Park	0.16
W001	George Hill O/S and Pyl Brook Nature Reserve	Holne Chase, London Road	1.95
W002	Priory Wall Open Space Walk	Priory Road, Colliers Wood	1.69
W003	Land Along Wandle River	Wimbledon Park	4.41
W004	River Wandle riverside walk (also known as Bennetts Hole)	Willow Lane	8.11
W005	Land Adjacent River Wandle	Colliers Wood, London	6.99
W006	Merton Park Green Walk	Off Melbourne Road	1.71
W007	Rookwood O/S	Rookwood Avenue, New Malden	0.15

## C Nature Conservation

**Comment:** Title changed to reflect that used in DPD policy DM O2.

To note, these areas are identified on the Policies Map.

### C.1 Sites of Special Scientific Interest ('European Sites')

- Wimbledon Common

### C.2 Sites of Metropolitan Importance for Nature Conservation

- London's Canals
- Mitcham Common
- Morden Cemetery
- Upper River Wandle and surroundings
- Wimbledon Common and Putney Heath

### C.3 Sites of Borough (Grade 1) Importance for Nature Conservation

- Atkinson Morley Hospital Woodland
- Cannizaro Park
- Cannon Hill Common
- Malden Golf Course and TWU Pipe Track
- Morden Hall Park and Deen City Farm
- Morden Park
- Royal Wimbledon Golf Course, south
- Sir Joseph Hood Memorial Wood
- Wandle Meadow Nature Park and the Lower River Wandle
- Wimbledon Park Lake, Wood and Golf Course
- Worcester Park Green Lanes

### C.4 Sites of Borough (Grade 2) Importance for Nature Conservation

- Abbotsbury School Meadowlands
- Beverly Brook
- Budhhapadipa Temple Grounds
- Cherrywood
- Coombe Wood
- Derwent Road Floodwash
- District line through Wimbledon Park
- Durnsford Wetland
- East Wimbledon Railsides
- London Road Playing Fields
- Lower Pyl Brook
- Merton Park Green Walks
- Myrna Close Valley

- Oakleigh Way Nature Area
- Prince Georges Playing Field
- Pyl Brook Nature Reserve
- Railside habitats
- Railsides west of Wimbledon station
- Ravensbury Park
- St Peter and St Paul Churchyard
- Streatham Junction to Wimbledon Railsides
- Sutton Line South of Wimbledon
- St Mary's Churchyard
- Wandle Park
- Wimbledon to Dundonald Road Tramlink

### C.5 Sites of Local Importance for Nature Conservation

- Bushey First School Conservation Area
- Canons Pond
- Church Lane Playing Field
- Cranmer Green Pond
- Eltandia Hall Nature Area
- Haig Homes Estate
- Liberty Middle School Conservation
- London Road Playing Fields
- Morden Recreation Ground Spinney
- Moreton Green
- Park House Middle School Conservation Area
- Poplar First School Nature Area
- Pyl Brook by Garth Road
- Raynes Park Sports Ground Wildlife Area
- St John Fisher School Nature Garden
- St Laurence's Churchyard
- St Mary's Churchyard and Glebe Fields Merton Park
- St Mary's Churchyard, Wimbledon
- St Mary's RC Primary School Nature Garden
- St Peter and St Paul Churchyard, Mitcham
- The Chase
- Three Kings Pond and Commonsides Rough

### C.6 Local Nature Reserves

- Bennett's Hole
- Cannon Hill Common
- Cherry Wood
- Cranmer Green
- Derwent Floodwash (proposed)
- Fishponds Wood/ Beverley Meadows
- Lower Wandle
- Merton Green Walks

- Morden Park
- Myrna Close
- Oakleigh Way
- Pyl Brook
- Ravensbury Park
- Sir Joseph Hood Memorial Wood
- Wandle Meadow Nature Park

## D Conservation Areas, Historic Parks and Gardens and Listed Buildings

The boundaries of Conservation Areas and Historic Parks and Gardens are shown on the Proposals Map.

### D.1 Conservation Areas

1.	Bathgate Road	15.	Mitcham Cricket Green
2.	Bertram Cottage	16.	Pelham Road
3.	The Broadway	17.	Quinton Avenue/ Richmond Avenue
4.	Copse Hill	18.	South Park Gardens
5.	Dennis Park Crescent	19.	Upper Morden
6.	Drax Avenue	20.	Vineyard Hill Road
7.	Dunmore Road	21.	Wandle Valley
8.	Durham Road	22.	Westcoombe Avenue
9.	John Innes – Merton Park	23.	Wimbledon Hill Road
10.	John Innes – Wilton Crescent	24.	Wimbledon North
11.	Kenilworth Avenue	25.	Wimbledon Village
12.	Lambton Road	26.	Wimbledon West
13.	Leopold Road	27.	Wimbledon Windmill
14.	Merton Hall Road	28.	Wool Road

### D.2 Part 2: Historic Parks and Gardens

1.	Cannizaro Park, Wimbledon	Grade 11*
2.	Wimbledon Park, Wimbledon	Grade 11*
3.	Morden Hall Park, Morden	Grade 11
4.	South Park Gardens	Grade 11

### D.3 Part 3: List of Buildings of Special Architectural or Historic Interest

The buildings are classified in grades to show their relative importance as follows:

Grade 1: These are buildings of exceptional interest.

Grade 11\* (“two star”): Particularly important buildings which are of more special interest.

Grade 11: These are buildings of special interest, which warrant every effort being made to preserve them.

Property	Street/ Road Name	Grade
Church of all Saints	All Saints Road, SW19	11
No.1 (Stag Lodge)	Arthur Road, SW19	11
No.19 (The Artesian Well)	Arthur Road, SW19	11
No.16	Arthur Road, SW19	11
No.8	Belvedere Avenue, SW19	11
No.7	Belvedere Drive, SW19	11
No.1	Belvedere Drive, SW19	11



Property	Street/ Road Name	Grade
Ice House at No 1	Belvedere Drive, SW19	11
No.12	Belvedere Drive, SW19	11
No.14	Belvedere Drive, SW19	11
No.4	Belvedere Square	11
No.13	Belvedere Square	11
No.5-8 (Consec.)	Belvedere Square, SW19	11
No.9-12 (Consec.)	Belvedere Square, SW19	11
No. 17-20 (Consec.)	Belvedere Square, SW19	11
No. 21-26 (Consec.)	Belvedere Square, SW19	11
No. 27-31 (Consec.)	Belvedere Square, SW19	11
No.13 and 14	Berkeley Place, SW19	11
Wimbledon Theatre	The Broadway, SW19	11
Former Wimbledon Town Hall	The Broadway, SW19	11
No.21	Calonne Road, SW19	11
No. 28, 30 & 32	Calonne Road, SW19	11
William Wilberforce School	Camp Road, SW19	
Statue of Diana with Fawn	Cannizaro Park, Wimbledon , SW19	11
Old School House	Central Road, Morden	11
The Grange	Central Road, Morden	11
Colliers Wood LUL Station	Christchurch Road, Colliers Wood, SW19	11
No.70	Christchurch Road, Colliers Wood, SW19	11
Singlegate School & Catepiers	Christchurch Road, Colliers Wood, SW19	11
Garden Wall (4 sides) Church Field, including iron gate north of Mary's Church	Church Lane, Merton, SW19	11
Church of St Mary	Church Path, Merton, SW19	11*
Freestanding 12C Archway	Church Path, Merton, SW19	11
Garden Wall (4 sites) Church Field, north of St Mary's Church	Church Path, Merton, SW19	11
Nos. 60, 62 and 64 with railings and date to No.64	Church Road, Mitcham	11
No.66	Church Road, Mitcham	11
Parish Church of St Peter & St Paul	Church Road, Mitcham	11*
Tomb of Anne Hall (Died 1740)	St Peter and St Paul Churchyard, Church Road, Mitcham	11
Tomb of Thomas Stanley (Died 1811)	St Peter and St Paul Churchyard, Church Road, Mitcham	11
Tomb of Richard Cranmer (Circa Early 19C)	St Peter and St Paul Churchyard, Church Road, Mitcham	11
Table Tomb one yard to west of Tomb of Richard Cranmer	St Peter and St Paul Churchyard, Church Road, Mitcham	11
The Vicarage of St Peter and St Paul	Church Road, Mitcham	11
The Old Rectory House	Church Road, Mitcham	11*
No.16-20 (Even)	Church Road, Wimbledon, SW19	11
No.22-26 (Even)	Church Road, Wimbledon, SW19	11
No.55	Church Road, Wimbledon, SW19	11

Property	Street/ Road Name	Grade
No.9 Prospect Housing (including No.11)	Church Road, Wimbledon, SW19	11
No.1 (Newton House)	Commonside East, Mitcham	11
No.54 (Park Place)	Commonside West, Mitcham	11
Cote Cottage	Commonside West, Mitcham	11
Christ Church	28 Conway Road, London, SW20	11
Nos.15 and 17	Copse Hill, SW20	11
No. 11 Colbyfield	Copse Hill, SW20	11
Nos. 19 and 21	Copse Hill, SW20	11
No.23	Copse Hill, SW20	11
No.27	Copse Hill, SW20	11
No.27 (Formerly Stables)	Copse Hill, SW20	11
No.1 (Elm Lodge)	Copse Hill, SW20	11
Methodist Church	Cricket Green, Mitcham	11
The White House	Cricket Green, Mitcham	11
No.9 (Chestnut Cottage)	Cricket Green, Mitcham	11
Obelisk	Junction with Maderia Road, Cricket Green, Mitcham	11
Tate Almshouses	Cricket Green, Mitcham	11
Drinking Fountain and Horse Trough	Cricket Green, Mitcham	
Nos. 17-20 (Consec.)	Crooked Billet, SW19	11
Bidder Memorial	Croydon Road, Mitcham	11
Church of the Sacred Heart	Darlaston Road, SW19	11
Churchyard Wall and Gateways to West and South of Church of Sacred Heart	Darlaston Road, SW19	11
Nos. 47-51	Denmark Road, SW19	11
Nos. 52 and 53	Denmark Road, SW19	11
Nos. 54-59 (Consec.)	Denmark Road, SW19	11
Nos. 60 and 61	Denmark Road, SW19	11
Nos. 62 and 63	Denmark Road, SW19	11
Nos. 64-71 (Consec.)	Denmark Road, SW19	11
Nos. 72 and 73	Denmark Road, SW19	11
<b>No. 2a</b>	<b>Drax Avenue, SW19</b>	<b>11</b>
Horse Trough/ Drinking Fountain	South Park Gardens, Dudley Rd, SW19	11
<b>Former World War 1, Type G, RNAS Seaplan Shed: Network Rail, Wimbledon Depot</b>	<b>Dundonald Road (accessed from)</b>	<b>11</b>
Wimbledon College	Edge Hill	11
Cottage with Cartshed 10 yards to South West of Hall of Wimbledon College	Edge Hill	
Church of St Barnabas	Gorrington Park Avenue, Mitcham	11
Church Hall of St Barnabas	Gorrington Park Avenue, Mitcham	11
No.1	The Grange, SW19	11
No.2	The Grange, SW19	11
No.7 (Fra Lunor)	The Grange, SW19	11

<b>Property</b>	<b>Street/ Road Name</b>	<b>Grade</b>
No.6	The Grange, SW19	11
No.7 (Holly Cottage)	The Grange, SW19	11
No.2 (Good Hope)	Highbury Rd., SW19	11
No.2 Motor House	Highbury Rd., SW19	11
Wall, West Side of River Pickle (Medieval)	High Street, Colliers Wood, SW19	11
Colliers Wood, LUL Station	High Street, Colliers Wood, SW19	11
Drinking Fountain in Wandle Park	High Street, Merton, SW19	11
South Wimbledon LUL Station	High Street, Merton, SW19	11
Nos 32, 33, 33A and 34	High Street, Wimbledon, SW19	11
No. 35	High Street, Wimbledon, SW19	11
No. 37 and 37A	High Street, Wimbledon, SW19	11
No. 38	High Street, Wimbledon, SW19	11
Nos. 38A, 38B, 38C 39, 39A, 39B (Ashford House)	High Street, Wimbledon, SW19	11
No.44 (Claremount House), 45 and 45A War Memorial	Junction with Parkside, High Street, Wimbledon, SW19	11
Eagle House	High Street, Wimbledon, SW19	11
Iron Screen, Gate Piers and Gates to Eagle House	High Street, Wimbledon, SW19	11*
No.57 including Nos. 1, 3 and 5 Lancaster Road	High Street, Wimbledon, SW19	11
Nos. 70 and 70A/ 70B	High Street, Wimbledon, SW19	11
No.98	High Street, Wimbledon, SW19	11
267A, 269 (Long Lodge)	Kingston Road, SW19	11
120 (The Manor House)	Kingston Road, SW19	11
Dorset Hall	Kingston Road, SW19	11
K6 Telephone Kiosk (outside 182)	Kingston Road, SW19	11
1, 3 and 5	Lancaster Road, SW19	11
No. 27	Lancaster Road, SW19	11
No. 1	Lancaster Road, SW19	11
No. 9	Lauriston Road, SW19	11
No. 15 and 15A	Lauriston Road, SW19	11
No. 17	Lauriston Road, SW19	11
No. 26 (The Village Club)	Lingfield Road, SW19	11
Nos. 109-111 (Odd)	London Road, Mitcham	11
Clock Tower at Junction with Upper Green East	London Road, Mitcham	11
Nos. 315 Burn Bullock Public House	London Road, Mitcham	11
Nos. 409 & 411(Mitcham Station)	London Road, Mitcham	11
Nos. 475-479 (Odd) (Mill Cottages)	London Road, Mitcham	11
Milestone on Figges Marsh (Opposite Entrance to St James' Road)	London Road, Mitcham	11
No. 244 (Eagle House)	London Road, Mitcham	1
Forecourt Walls, Piers, Railings and Gates of Eagle House	London Road, Mitcham	1

<b>Property</b>	<b>Street/ Road Name</b>	<b>Grade</b>
Milestone Opposite Elm Lodge	London Road, Mitcham	11
Nos. 346 and 348	London Road, Mitcham	11
No. 350 (White Hart Inn)	London Road, Mitcham	11
Nos. 470 and 472	London Road, Mitcham	11
Nos. 482 and 484	London Road, Mitcham	11
Church of St Lawrence	London Road, Mitcham	1
Tomb in Churchyard, 5 yards South West of Tower	Churchyard of St Lawrence, London Road, Morden	11
Mauvillian Tomb in Churchyard, Church of St Lawrence	Churchyard of St Lawrence, London Road, Morden	11
Headstone to John Howard (D1764) in Churchyard 16 yards to South of South Porch	Churchyard of St Lawrence, London Road, Morden	11
Headstone circa mid to late 18C immediately adjacent to south of Headstone of John Howard in Churchyard of St Lawrence	London Road, Morden	11
Morden Park including walls and pair of Circular Garden Buildings attached to North West	London Road, Morden	11*
Drinking Fountain and Horse Trough	London Road, Morden	11
Milestone	London Road, Morden	11
Milestone Opposite Elm Lodge	Lower Green West, Mitcham	11
Mitcham Parish Rooms	Lower Green West, Mitcham	11
Remains of Hall Place (Chapel)	Lower Green West, Mitcham	11
The Cannons	Madeira Road, Mitcham	11*
Dovecourt Adjacent to Pont to South East of the Cannons	Madeira Road, Mitcham	11
Obelisk at the Unction with Cricket Green (formerly with the ground of if the Cannons)	Lower Green West, Mitcham	11
Trinity United Reform Church	Mansel Road, SW19	11
Church of St Winefride	Merton Road, SW19	11
Morden Hall	Morden Hall Park, Morden	11
Gates and Gate Piers to Main Entrance to East of Morden Hall, including attached wall to North	Morden Hall Park, Morden	11
Walls if Walled garden to South of Morden Hall	Morden Hall Park, Morden	11
Morden Cottage	Morden Hall Park, Morden	11
Snuff Mills (Western Block)	Morden Hall Park, Morden	11
Snuff Mills (Eastern Block)	Morden Hall Park, Morden	11
Pedestal and Statue of Neptune 10 yards to South East of Walled Garden	Morden Hall Park, Morden	11
Pedestal and Statute of Venus and Cupid 50 yards N. of Morden Cottage	Morden Hall Park, Morden	11

Property	Street/ Road Name	Grade
Morden Lodge	Morden Hall Park, Morden	11
Cast Iron Bridge to rear of Morden Hall	Morden Hall Road (East Site)	11
Milestone (opposite No. 92)	Morden Hall Park, Morden	11
White Cottage	Morden Road, Mitcham	11
Ravensbury Mill	Morden Road, Mitcham	11
South Wimbledon LRT Station including shops	Morden Road, SW19	11
"Flint Barn" No 35	Mostyn Road, Merton Park, SW19	11
<b>No.22</b>	<b>Parkside, SW19</b>	<b>11*</b>
No.36 (Falconhurst)	Parkside, SW19	11
No. 54 (Apostolic Nunciature)	Parkside, SW19	11
Drinking Fountain & Castle/ Horse Trough	Parkside, SW19	11
No. 25 Well-House in Garden	Parkside, SW19	11
Horse Trough	Parkside, SW19	11
Pelham High School (Downham House)	Pelham Road, SW19	11
No.98 Wandle Villa	Phipps Bridge Road, SW19	11
Fire Station	Queens Road, SW19	11
No. 54	Ridgeway, SW19	11
Pair of Gate Piers to No. 54	Ridgeway, SW19	11
Nos. 56, 56A, 56C & No. 1 Lauriston Road	Ridgeway, SW19	11
No. 70	Ridgeway, SW19	11
2 K6 Telephone Kiosks near junction with Murray Road	Ridgeway, SW19	11
No. 10 (Wandle House)	Riverside Drive, Mitcham	11
St Luke's Church	Ryfold Road, Wimbledon Park	11
Queen Alexandra's Court (North Block)	St Mary's Road, SW19	11
Queen Alexandra's Court (North Eastern Block)	St Mary's Road, SW19	11
Queen Alexandra's Court (South Eastern Block)	St Mary's Road, SW19	11
Queen Alexandra's Court (Southern Block)	St Mary's Road, SW19	11
Garden Wall to West of Quadrangle forming Queen Alexandra's Court	St Mary's Road, SW19	11
Entrance Gates, Gate Piers and Adjoining Walls to Queen Alexandra's Court	St Mary's Road, SW19	11
Parish Church of St Mary	St Mary's Road, SW19	11*
Churchyard Walls to South of Churchyard of Church of St Mary	St Mary's Road, SW19	
Ker Vault, 15 yards to South of Chancel	Churchyard of St Mary's Road, SW19	11
Grosvenor Tomb, 5 yards to	Churchyard of St Mary's Road, SW19	11

Property	Street/ Road Name	Grade
South of Chancel		
Tomb, 1 foot to North of Grosvenor Tomb	Churchyard of St Mary's Road, SW19	11
Savage Tomb, 15 yards to South of South Porch	Churchyard of St Mary's Road, SW19	11
Bingham Tomb, 12 yards from Savage Tomb	Churchyard of St Mary's Road, SW19	11
Tomb of Georgina Charlotte Quin, 1 yard to south west of Savage Tomb	Churchyard of St Mary's Road, SW19	11
Tomb of John Tompkins, 3 yards to west of Savage Tomb	Churchyard of St Mary's Road, SW19	11
Headstone to Little family, 6 yards to west of Savage Tomb	Churchyard of St Mary's Road, SW19	11*
Tombstone of Thomas Lowick, 1 yard to west of south porch	Churchyard of St Mary's Road, SW19	11
Hopkin (Mansel Philipps) Tomb, 25 yards to south west of church tower	Churchyard of St Mary's Road, SW19	11
White Tomb, 5 yards to south west of Hopkins (Mansel Philipps) tomb	Churchyard of St Mary's Road, SW19	11
Tomb of G S Newton, 20 yards north west of Tower	Churchyard of St Mary's Road, SW19	11
Headstone, 2 yards to south of Tower	Churchyard of St Mary's Road, SW19	11
Tomb of Geard de Visme, 10 ft to north of west tower of chapel	Churchyard of St Mary's Road, SW19	11
Tomb of Elizabeth Johnson, 50 yards to North West of Tower	Churchyard of St Mary's Road, SW19	11
Tomb, 5 yards to south of Tomb of Geard to Visme	Churchyard of St Mary's Road, SW19	11
Table Tomb, 4 yards to East of Tomb of Geard to Visme	Churchyard of St Mary's Road, SW19	11
Tomb, 5 yards to East of Tomb of Geard to Visme	Churchyard of St Mary's Road, SW19	11
Hactchet Tomb, 8 yards to East of Tomb of Geard to Visme	Churchyard of St Mary's Road, SW19	11
Tomb of John Lawson, 6 yards to north of chancel	Churchyard of St Mary's Road, SW19	11
Johnson Tomb, 1 yard to north of Tomb to John Lawson	Churchyard of St Mary's Road, SW19	11
Mausoleum of Sir Joseph William Bazalgette, 20 yards to North East of Chancel of St Mary's Church	Churchyard of St Mary's Road, SW19	11
Bankes Tomb, 4 yards to north west of Bazalgette Mausoleum	Churchyard of St Mary's Road, SW19	11
Tomb of Joshua Ruddock, 3 yards	Churchyard of St Mary's Road, SW19	11



Property	Street/ Road Name	Grade
to north east of chancel		
Jennings Tomb, 5 yards to south of Bazalgette Mausoleum	Churchyard of St Mary's Road, SW19	11
Tomb of John Teymme, 6 yards to east of chancel	Churchyard of St Mary's Road, SW19	11
Singlegate School	South Gardens, Colliers Wood	11
Lauriston Cottage	Southside Common, SW19	11
Great Hall Range to Kings College School	Southside Common, SW19	11
Pillar Box on Pavement to North of Kings College School/ Hall	Southside Common, SW19	11
Church of St John the Baptist	Spencer Hill, Wimbledon, SW19	11
Wall Running Along South Side of Road	Station Road, Merton ,SW19	11
Wheel House at Messrs Liberty's Print Works	Station Road, Merton, SW19	11
2 Lamposts outside 12 & 34	Station Road, Merton Abbey, SW19	11
Colour House at Messrs Liberty's Print Works	Station Road, Merton, SW19	11
Nos. 1-5 (Renshaw Corner)	Streatham Road, Mitcham	11
Electricity Sub Station at Junction with Sunnyside Passage	Sunnyside, Wimbledon, SW19	11
Church Hall of St Barnabas' Church	Thirsk Road, Mitcham	11
Clock Tower	Upper Green East, Mitcham	11
No. 55	Upper Green East, Mitcham	11
Nos. 9-13 (Consec.)	Wandle Bank, Colliers Wood, SW19	11
Nos. 16 & 17	Wandle Bank, Colliers Wood, SW19	11
The Manor House (now forming part of the Rutlish School)	Watery Lane, Merton Park, SW19	11
Chester House	West Side Common, Wimbledon, SW19	11
Garden Building and attached Garden Wall to West of Chester House	West Side Common, Wimbledon, SW19	11
No. 4	West Side Common, Wimbledon, SW19	11
No. 6 (West Side House)	West Side Common, Wimbledon, SW19	11
Nos. 7 and 7A (Converted Stable Block adjoining North End of West Side House)	West Side Common, Wimbledon, SW19	11
Nos. 14-19 Consecutive (Hanford Row)	West Side Common, Wimbledon, SW19	11
No. 23 (Stamford House)	West Side Common, Wimbledon, SW19	11
No. 24 (The Keir)	West Side Common, Wimbledon, SW19	11
Drinking Fountain at junction with Belvedere Grove	Windmill Hill Road, Wimbledon, SW19	11
No. 100 (The White House)	Windmill Hill Road, Wimbledon, SW19	11
Base of Windmill at Mill House	Windmill Road, Mitcham	11
No. 2 (Heathfield House)	Windmill Road, Wimbledon, SW19	11
The Old Windmill	Windmill Road, SW19	11*



<b>Property</b>	<b>Street/ Road Name</b>	<b>Grade</b>
Drinking fountain and horse trough	Windmill Road, SW19	
Wall to rear of Block of Flats, West of Easternmost Block (Partly numbered 9, 11, 15,17) (Medieval)	Windsor Avenue, SW19	11
Wall to rear of Block of the Westernmost Block of Flats (partly numbered 27, 29, 31, 33) (Medieval)	Windsor Avenue, SW19	11
Southside House	Woodhayes Road, Wimbledon, SW19	11*
Coach House to North of Southside House	Woodhayes Road, Wimbledon, SW19	11
No.6 (Gothic Lodge)	Woodhayes Road, Wimbledon, SW19	11
Methodist Church	Worple Road, SW19	11

## E Archaeological Priority Zones and Ancient Monuments

To note, these areas are identified on the Policies Map.

Archaeological Priority Zone and Scheduled Ancient Monuments have been defined by the English Heritage Greater London Archaeological Advisory Service (April 1999).

### E.1 Archaeological Priority Zones

- Wandle Valley Alluvium
- Beverly Brook Valley Alluvium
- Wimbledon Common
- Mitcham Common
- Morden Park
- Merton Village
- Wimbledon Village
- Mitcham Village
- Morden Village
- Cannon Hill
- Lower Morden
- West Barnes Farm
- Stane Street
- Wandle/ Copper Mill Lane
- Wandle/ Colliers Wood
- Wandle/ Mitcham
- Mill Corner
- Merton Place
- Wimbledon Park House
- Morden Hall & Park

### E.2 Scheduled Ancient Monuments

- Caesar's Camp, Wimbledon Common
- Merton Priory
- Morden Park Mound

## F Sequential Test and Impact Assessment

In accordance with the National Planning Policy Framework, where an application fails to satisfy the sequential test or is likely to have significant adverse impact on one or more of the factors detailed in F.2: Impact Assessment below, it should be refused.

### F.1 Sequential Test

The following should be included in submitted sequential tests.

- a) Ensure that sites are assessed for their availability<sup>1</sup>, suitability<sup>2</sup> and viability<sup>3</sup>
- b) Ensure that all in-centre options have been thoroughly assessed before less central sites are considered
- c) Ensure that where it has been demonstrated that there are no town centre sites to accommodate a proposed developments, preference is given to edge-of-centre locations which are well connected to the centre by means of easy pedestrian access
- d) Ensure that in considering sites in or on the edge of existing centres, developers and operators have demonstrated flexibility in terms of:
  - i. scale: reducing the floorspace of their development;
  - ii. format: more innovative site layouts and store configurations such as multi-storey developments with smaller footprints;
  - iii. car parking provisions: reduced or reconfigured car parking areas; and,
  - iv. the scope for disaggregating specific parts of a retail or leisure development, including those which are part of a group of retail or leisure units, onto separate, sequentially preferable sites. We will not seek arbitrary sub-division of proposals.

In considering whether flexibility has been demonstrated, we will take into account any genuine difficulties which the applicant can demonstrate are likely to occur in operating the proposed business model from a sequentially preferable site, for example where a retailer would be limited to selling a significantly reduced range of products. However, evidence which claims that the class of goods proposed to be sold cannot be sold from the town centre will not be accepted.

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<sup>1</sup> Availability - whether sites are available now or are likely to become available for development within a reasonable period of time (determined on the merits of a particular case, having regard to inter alia, the urgency of the need). Where sites become available unexpectedly after receipt of an application, the council will take this into account in their assessment of the application.

<sup>2</sup> Suitability – with due regard to the requirements to demonstrate flexibility, whether sites are suitable to accommodate the need or demand which the proposal is intended to meet.

<sup>3</sup> Viability – whether there is a reasonable prospect that development will occur on the site at a particular point in time. Again the importance of demonstrating the viability of alternatives depends in part on the nature of the need and the timescale over which it is to be met.

## F.2 Impact Assessment

Planning applications for retail, office and leisure that are not in a centre and not in accordance with an up-to-date development plan should be assessed against the following impacts on Merton's town and local centres:

- the impact of the proposals on existing, committed and planned public and private investments in a centre or centres in the catchment area of the proposals;
- the impact of the proposal on Merton's town and local centres vitality and viability, including local consumer choice, the range, trade, turnover and quality of the retail (comparison and convenience retail offer), leisure and office offer in Merton's town and local centres and wider area, taking account of current and future consumer expenditure capacity in the catchment area up to five years from the time the application is made. For major scheme where the full impact will not be realised in five years, the impact should also be assessed up to ten years from the time the application is made; and,
- the impact of the proposal on allocated sites outside town centres being developed in accordance with the development plan.

## G Flood Risk Assessments

To note, these areas are identified on the Policies Map.

### G.1 Flood Risk Vulnerability Classification

Essential Infrastructure	<ul style="list-style-type: none"> <li>- Essential transport infrastructure (including mass evacuation routes) which has to cross the area at risk.</li> <li>-Essentially utility infrastructure which has to be located in a flood risk area for operational reasons, including electricity generating power stations and grid and primary substations; and water treatment works that need to remain operational in times of flood.</li> <li>-Wind turbines.</li> </ul>
Highly Vulnerable	<ul style="list-style-type: none"> <li>-Police stations, Ambulance stations and Fire stations and Command Centres, and telecommunications installations required to be operational during flooding.</li> <li>-Emergency dispersal points.</li> <li>-Basement dwellings.</li> <li>-Caravans, mobile homes and park homes intended for permanent residential use<sup>4</sup>.</li> <li>-Installations requiring hazardous substances consent<sup>5</sup>. (Where there is a demonstrable need to locate such installations for bulk storage of materials with port or other similar facilities, or such installations with energy infrastructure or carbon capture and storage installations, that require coastal or water-side locations, or need to be located in other high flood risk areas, in these instances the facilities should be classified as ‘Essential Infrastructure’)<sup>6</sup>.</li> </ul>
More Vulnerable	<ul style="list-style-type: none"> <li>-Hospitals</li> <li>-Residential institutions such as residential care homes, children’s homes, social services homes, prisons and hostels.</li> <li>-Buildings used for dwelling houses, student halls of residence, drinking establishments, nightclubs, and hotels.</li> <li>-Non-residential uses for health services, nurseries and educational establishments.</li> <li>-Landfill and sites used for waste management facilities for hazardous waste<sup>7</sup>.</li> <li>-Sites used for holiday or short-let caravans and camping, subject to a specific warning and evacuations plan<sup>8</sup>.</li> </ul>
Less Vulnerable	<ul style="list-style-type: none"> <li>-Police, ambulance and fire stations which are not required to be operational during flooding.</li> <li>-Buildings used for: shops; financial, professional and other services;</li> </ul>

<sup>4</sup> For any proposal involving a change of use of land to a caravan, camping or chalet site, or to a mobile home site or park home site, the Sequential Exception Test should be applied.

<sup>5</sup> See Circular 04/00: Planning controls for hazardous substances (paragraph 18) at: [www.communities.gov.uk/publications/planningandbuilding/circularplanningcontrols](http://www.communities.gov.uk/publications/planningandbuilding/circularplanningcontrols)

<sup>6</sup> In considering any development proposal for such an installation, local planning authorities should have regard to planning policy on pollution in the National Planning Policy Framework.

<sup>7</sup> For definition, see planning for Sustainable Waste Management: Companion Guide to Planning Policy Statement 10 at: [www.communities.gov.uk/publications/planningandbuilding/planningsustainable](http://www.communities.gov.uk/publications/planningandbuilding/planningsustainable)

<sup>8</sup> See footnote 4.

	<p>restaurants and cafes; hot food takeaways; offices; general industry; storage and distributions; non-residential institutions not included in 'more vulnerable'; and assembly and leisure.</p> <p>-Land and buildings used for agriculture and forestry.</p> <p>-Waste treatment (except landfill and hazardous waste facilities).</p> <p>-Minerals working and processing (except for sand and gravel working).</p> <p>-Water treatment works which do not need to remain operational during times of flood.</p> <p>-Sewage treatment works (if adequate measures to control pollution and manage sewage during flooding events are in place).</p>
Water-compatible Development	<p>-Flood control infrastructure.</p> <p>-Water transmission infrastructure and pumping stations.</p> <p>-Sewage transmission infrastructure and pumping stations.</p> <p>-Sand and gravel workings.</p> <p>-Docks, marinas and wharves.</p> <p>-Navigation facilities.</p> <p>-MOD defence installations.</p> <p>-Ship buildings, repairing and dismantling, dockside fish processing and refrigeration and compatible activities requiring a waterside location.</p> <p>Water-based recreation (excluding sleeping accommodation).</p> <p>-Lifeguard and coastguard stations.</p> <p>-Amenity open space, nature conservation and biodiversity, outdoor sports and recreation and essential facilities such as changing rooms.</p> <p>-Essential ancillary sleeping or residential accommodation for staff required by uses in this category, subject to a specific warning and evacuation plan.</p>

Notes:

- i. This classification is based partly on Defra/ Environment Agency research on Flood Risks to People (FD2321/TR2)9 and also on the need of some uses to keep functioning during flooding.
- ii. Building that combine a mixture of uses should be placed into the higher of the relevant classes of flood risk sensitivity. Developments that allow uses to be distributed over the site may fall within several classes of flood risk sensitivity.
- iii. The impact of a flood on the particular uses identified within this flood risk vulnerability classification will vary within each vulnerability class. Therefore, the flood risk management infrastructure and other mitigation measures needed to ensure the development is safe may differ between uses within a particular vulnerability classification.

## G.2 Flood Risk Vulnerability and Flood Zone 'Compatibility'

Flood Risk Vulnerability classification		Essential Infrastructure	Water compatible	Highly Vulnerable	More Vulnerable	Less Vulnerable
Flood Zone	Zone 1	√	√	√	√	√
	Zone 2	√	√	Exception Test required	√	√

<sup>9</sup> See website for further details: [www.defra.gov.uk/science/Project\\_Data/DocumentLibrary/FD2320\\_3364\\_TRP.pdf](http://www.defra.gov.uk/science/Project_Data/DocumentLibrary/FD2320_3364_TRP.pdf)

	Zone 3a	Exception Test required	√	X	Exception Test required	√
	Zone 3b 'Functional Flood Plain'	Exception Test required	√	X	X	X

Notes Key: √ Development is appropriate  
 X Developmet should not be primitted

This table does not show:

- i. The application of the Sequntial Test which guides development to Flood Zone 1 first, then zone 2, and then Zone 3;
- ii. Flood risk assessment requirements; or,
- iii. The policy aims for each flood zone.



## H Employment Opportunities for Merton

Any proposal of 10 residential units or over and 1,000 sqm of commercial floorspace up to 150 residential units and 15,000 sqm of commercial floorspace is classified as major development.

To ensure that all schemes, within the definition of major development, contribute towards increasing employment opportunities in Merton, Table H.1 below lists the type of contribution that the council may seek from applicants, subject to viability.

The purpose of this guidance is to ensure that the application of Policy DM E4: Local Employment Opportunities is transparent, and enables schemes to remain viable.

Applicants are encouraged to contact Merton’s Economic and Regeneration Team to discuss how they could hire local businesses, residents and provide apprenticeships. Other partners that the applicant could contact include Merton’s Chamber of Commerce and Merton’s Voluntary Service.

### H.1 Guidance on Employment Opportunities in Merton

	Scale of Development	Requirements
1.	From 10 residential units/ 1,000 sqm of commercial floorspace up to 20 residential units/ 2,000 sqm of commercial floorspace	Applicants are encouraged to advertise employment and business procurement opportunities (including jobs, work experience and apprenticeships for residents): In local newspapers (which are regularly delivered to homes in Merton), in Merton’s job centre plus centres and on local job recruitment sites.
2.	From over 20 residential units/ 2,000 sqm of commercial floorspace up to 50 residential units/ 5,000 sqm of commercial floorspace.	Applicants are encouraged to provide an overall employment contribution of circa 15%of potential jobs created by the proposal towards increasing employment opportunities in Merton through; the supply chain, by creating apprenticeships or by creating jobs in the resultant end use.
3.	From over 50 residential units/ 5,000 sqm of commercial floorspace up to 100 residential units/ 10,000 sqm of commercial floorspace.	Applicants are encouraged to provide an overall employment contribution of circa 20%of potential jobs created by the proposal towards increasing employment opportunities in Merton through; the supply chain, by creating apprenticeships or by creating jobs in the resultant end use.
4.	From over 100 residential units/ 10,000 sqm of commercial floorspace up to 150 residential units/ 15,000 sqm of commercial floorspace	Applicants are encouraged to submit an Employment Strategy with any planning application to demonstrate that proposals support local employment, skills development and training opportunities.

## I Saved UDP Policies **Replaced**

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
<b>Strategic Planning Policies</b>			
ST.1	Sustainable Development	CS 15: Climate Change.	
ST.2	Equity	CS 8: Housing Choice; CS11: Infrastructure; CS12: Economic Development; and CS14: Design.	
ST.3	Mixed Uses	CS7: Centres; CS9: Housing Provision; and CS12: Economic Development.	
ST.4	Environment Capital	CS15: Climate Change.	
ST.5	Key Features and Assets	The London Plan.	
ST.6	The Wandle Valley	CS5: Wandle Valley Sub-Area.	
ST.7	Key Areas for Revitalisation	S7: Centres; and CS12: Economic Development.	
ST.8	Colliers Wood	CS1: Colliers Wood Sub-Area.	
ST.9	Quality Residential Areas	Deleted by Secretary of State on 27th September 2007.	
ST.10	Mixed Use Neighbourhoods	CS9: Housing provision.	
ST.11	Housing Provision	Deleted by Secretary of State on 27th September 2007.	
ST.12	Development on Previously Developed Land	CS9: Housing Provision.	
ST.13	Housing Needs	CS8: Housing Choice.	
ST.14	Employment Land	CS12: Economic Development.	
ST.15	Environmentally Friendly Economic Development	CS12: Economic Development.	
ST.16	Economic Diversity	CS12: Economic Development.	
ST.17	Built Environment	CS14: Design.	
ST.18	Heritage	CS14: Design.	
ST.19	Natural Environment	CS13: Open Space, Nature Conservation, Leisure and Culture.	
ST.20	Metropolitan Open Land	CS13: Open Space, Nature Conservation, Leisure and Culture.	
ST.21	Biodiversity	CS13: Open Space, Nature Conservation, Leisure and Culture.	
ST.22	Environmental Protection	CS15: Climate Change; CS16: Flood Risk Management; and CS17: Waste Management.	
ST.23	Environmental Protection	CS16: Flood Risk Management.	

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
ST.24	Leisure and Recreation, Arts and Culture	CS1: Centres; and CS13: Open Space, Nature Conservation, Leisure and Culture.	
ST. 25	Tourism	CS7: Centres.	
ST.26	Town Centres	CS7: Centres.	
ST.27	Wimbledon Town Centre	CS6: Wimbledon Sub-Area.	
ST.28	Mitcham and Morden Town Centres	CS2: Mitcham Sub-Area; and CS3: Morden Sub-area.	
ST.29	Development Outside Designated Centres	CS7: Centres.	
ST.30	Local Shopping	CS7: Centres.	
ST.31	Land Use/ Transport Integration	CS19: Public Transport.	
ST.32	Traffic Restraint/ Reduction	CS20: Parking, Servicing and Delivery.	
ST.33	Green Transport	CS18: Active Transport.	
ST.34	Public Transport	CS19: Public Transport.	
ST.35	Parking	CS20: Parking, Servicing and Delivery.	
ST.36	Community Benefits	CS11: Infrastructure.	
<b>Living and Working in Merton</b>			
U.1	Urban Village Designation	CS2: Mitcham Sub-area.	
U.2	Mixed Uses in Urban Villages	Deleted by Secretary of State on 27th September 2007.	
U.3	Sustainable Transport in Urban Villages	Deleted by Secretary of State on 27th September 2007.	
U.4	Residential Uses	CS9: Housing Provision; and CS14: Design.	
CW.1	Colliers Wood Urban Centre	CS1: Colliers Wood Sub-area; CS7: Centres; and DMR1: Location and scale of development in Merton's town centres and neighbourhood parades.	
CW.2	Sites 1CW and 2CW		Not carried forward
CW.3	Transport Infrastructure	CS1: Colliers Wood Sub-Area; and CS18: Active Transport.	
MU.1	Mixed Use Frontages: Ground Floor Uses	CS7: Centres; DMR3: Protecting Corner/ Local Shops; and DMR4: Protection of Shopping Facilities within Designated Shopping Frontages.	
MU.2	Non Designated Shopping Frontages: Upper Floor Uses	CS7: Centres; CS14: Design; DMR3: Protecting Corner/ Local Shops; and DMD2: Alterations	

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		and extensions to existing buildings.	
MU.3	New Developments in Non Designated Shopping Frontages	CS7: Centres; CS14: Design; DMR3: Protecting Corner/ Local Shops; DMR4: Protection of Shopping Facilities within Designated Shopping Frontages; and DMD2: Design considerations in all developments.	
MU.4	Live/ Work Developments	CS12: Economic Development.	
HP.1	Housing Target	CS9: Housing Provision.	
HP.2	Retention of Residential Accommodation	CS9: Housing Provision.	
HP.3	Rehabilitation and Vacant Dwellings	Deleted by Secretary of State on 27th September 2007.	
HP.4	Density of Developments	Deleted by Secretary of State on 27th September 2007.	
HP.5	Flat Conversions: Size of Original Unit	CS14: Design.	
HP.6	Flat Conversions: Retention of Units	Deleted by Secretary of State on 27th September 2007.	
HP.7	Accommodation for Travellers	CS10: Accommodation for Gypsies and Travellers.	
HN.1	Affordable Housing	Deleted by Secretary of State on 27th September 2007.	
HN.2	Provision of Affordable Housing for Other Sources	CS8: Housing Choice.	
HN.3	Dwelling Mix	CS8: Housing Choice; <b>DM H2: Housing Mix.</b>	
HN.4	Housing for Older People	CS8: Housing Choice; and DMH1: Supported Care Housing <b>and Care Homes- for vulnerable people or secure residential institutions for people housed as part of the criminal justice system .</b>	
HN.5	Residential Institutional Uses	CS8: Housing Choice; and DMH1: Supported Care Housing <b>and Care Homes- for vulnerable people or secure residential institutions for people housed as part of the criminal justice system .</b>	
HN.6	Accommodation for Homeless	CS8: Housing Choice; and DMH1:	

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
	People	Supported Care Housing <del>and Care Homes</del> for vulnerable people or secure residential institutions for people housed as part of the criminal justice system.	
HS.1	Housing Layout and Amenity	CS8: Housing Choice; and DMH1: Supported Care Housing <del>and Care Homes</del> for vulnerable people or secure residential institutions for people housed as part of the criminal justice system.	
HS.2	Sustainable Housing	CS15: Climate Change.	
E.1	General Employment Policy	CS12: Economic Development; and DME1: Employment Areas in Merton.	
E.2	Access for Disabled People	Disability and Equality Act 2010.	
E.3	Land Uses in Industrial Areas	CS12: Economic Development; and DME1: Employment Areas in Merton.	
E.4	Storage and Distribution Development within the Industrial Areas	CS12: Economic Development; and DME1: Employment Areas in Merton.	
E.5	Density of Occupation within the Industrial Areas		Not carried forward.
E.6	Loss of Employment Land Outside the Designated Industrial Areas	CS12: Economic Development; and DME3: Protection of Scattered Employment Sites.	
E.7	Land Uses on Sites Outside the Designated Industrial Areas	CS12: Economic Development; and DME1: Employment Areas in Merton.	
E.8	Bad Neighbour Development and “Green” Economic Development		Not carried forward.
E.9	Overcoming Environmental Problem		Not carried forward.
E.10	Hazardous Substances	CS12: Economic Development; and DMEP4: Pollutants in Merton.  National – Environmental Permitting (England and Wales) Regulations 2010 (“EPR”).  LB Merton – Industrial processes	

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
		(Part B authorisations) (Licencing).	
E.11	Environmental Improvements from Employment Development	CS15: Climate Change; and CS17: Waste Management.	Further detail to be contained in a SPD.
E.12	Small and Growing Businesses	CS12: Economic Development; DME1: Employment Areas in Merton; and DME3: Protection of Scattered Employment Sites.	
C.1	Location and Access of Facilities	CS11: Infrastructure, DMC1: Community facilities; and DMP1: Securing planning obligations.	
C.2	Older People	CS8: Housing Choice; CS11: Infrastructure; DMH1: Supported Care Housing <del>and Care Homes</del> for vulnerable people or secure residential institutions for people housed as part of the criminal justice system .; and DMC1: Community facilities.	
C.3	People with a Learning Disability	CS8: Housing Choice; and DMH1: Supported Care Housing <del>and Care Homes</del> for vulnerable people or secure residential institutions for people housed as part of the criminal justice system ..	
C.4	People with a Learning Disability – Day Care Facilities	CS11: Infrastructure; and DMC1: Community facilities.	
C.5	People with a Mental Illness	CS8: Housing Choice; and DMH1: Supported Care Housing <del>and Care Homes</del> for vulnerable people or secure residential institutions for people housed as part of the criminal justice system ..	
C.6	People with a Mental Illness – Day Care Facilities	CS11: Infrastructure; and DMC1: Community facilities.	
C.7	Day Care Provision	CS11: Infrastructure; DMC1: Community facilities; and DMC2: Education.	
C.8	Health Facility Sites	CS11: Infrastructure; and DMC1: Community facilities.	
C.9	Provision of Health Facilities	CS11: Infrastructure; DMC1: Community facilities; and DMP1: Securing planning obligations.	

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
C.10	Distribution of Schools	CS11: Infrastructure; and DMC2: Education.	
C.11	Youth Services	CS11: Infrastructure Policy; and DMC1: Community facilities.	
C.12	Community Use of Educational Facilities	CS11: Infrastructure; and DMC1: Community facilities.	
C.13	Planning Obligations for Educational Provision	CS11: Infrastructure; and DMP1: Securing planning obligations.	
C.14	Non-Council Schools/ Other Educational Facilities	CS11: Infrastructure; and DMC2: Education; DMD2: Design Considerations in all Developments; DMT2: Consideration of Transport Impacts of Development; and DMT3: Applying Relevant Car Parking and Servicing Standards.	
T.1	Hotels, Guest Houses and Bed & Breakfast	CS7: Centres; and DMR6: Culture, Arts and Tourism Development.	
T.2	Development & Expansion of Tourist Attractions	CS7: Centres; and DMR6: Culture, Arts and Tourism Development.	
T.3	The Loss of Tourist Accommodation and Attractions	CS7: Centres; and DMR6: Culture, Arts and Tourism Development.	
<b>A Safe Green and Health Merton</b>			
NE.1	Metropolitan Open Land	London Plan policy 7.17; CS13: Open Space, Nature Conservation, Leisure and Culture; and DM01: Open Space.	
NE.2	Development in Proximity to MOL	CS13: Open Space, Nature Conservation, Leisure and Culture; and DM01: Open Space.	
.NE.3	Green Chains	CS13: Open Space, Nature Conservation, Leisure and Culture; and DM01: Open Space.	
NE.4	Wandle Valley Country Park	CS5: Wandle Valley Sub-Area; and CS13: Open Space, Nature Conservation, Leisure and Culture.	
NE.5	Sites of Special Scientific Interest	CS13: Open Space, Nature Conservation, Leisure and Culture; and DM01: Open Space.	
NE.6	Local Nature Reserves and Sites of	CS13: Open Space, Nature	



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	Importance for Nature Conservation	Conservation, Leisure and Culture; and DM01: Open Space.	
NE.7	Species Protection	CS13: Open Space, Nature Conservation, Leisure and Culture.	
NE.8	Green Corridors	CS13: Open Space, Nature Conservation, Leisure and Culture; and DM01: Open Space.	
NE.9	Management of Land	London Plan policy 7.19; and CS13: Open Space, Nature Conservation, Leisure and Culture.	
NE.10	Nature Conservation in Backland Areas	CS13: Open Space, Nature Conservation, Leisure and Culture.	
NE.11	Trees: Protection	London Plan policy 7.21; CS13: Open Space, Nature Conservation, Leisure and Culture; and DM02: Trees, hedges and landscape features.	
NE.12	Trees, Hedges and Landscape Features	CS13: Open Space, Nature Conservation, Leisure and Culture; and DM02: Trees, hedges and landscape features.	
BE.1	New development, Change of Use, Alterations and Extensions	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.2	Demolition	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.3	Development Adjacent to a Conservation Area	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.4	Areas of Distinctive Quality	CS14: Design.	Further detail to be contained in a SPD.
BE.5	Maintenance and Restoration	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.6	Demolition	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.7	Alterations and Extensions	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.8	Setting of Listed Buildings, Ancient Monuments, Historic Parks	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.9	Uses	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.10	Building Recording	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.11	Rehabilitation and Maintenance	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.



UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
		Managing Heritage Assets.	contained in a SPD.
BE.12	Upgrading	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.13	Protection and Preservation	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.14	Evaluation	CS14: Design; and DMD4: Managing Heritage Assets.	Further detail to be contained in a SPD.
BE.15	Privacy, Visual Intrusion and Noise	CS14: Design; and DMD2: Design Considerations in all Developments.	Further detail to be contained in a SPD.
BE.16	Urban Design	CS14: Design; and DMD1: Urban Design and the Public Realm.	Further detail to be contained in a SPD.
BE.17	Urban Design – Application of Standards		Not carried forward.
BE.18	Gardens	CS14: Design; DM <del>R4</del> D1 Urban Design and the Public Realm; DM D2 : Design Considerations in all Developments; and DM02: Trees, hedges and landscape features.	Further detail to be contained in a SPD.
BE.19	Sensitive Locations	CS14: Design; CS1: Colliers Wood Sub-Area; CS3: Morden Sub-Area; and CS6: Wimbledon Sub-Area.	Further detail to be contained in a SPD.
BE.20	Appropriate Locations	CS14: Design; CS1: Colliers Wood Sub-Area; CS3: Morden Sub-Area; and CS6: Wimbledon Sub-Area.	Further detail to be contained in a SPD.
BE.21	Important Local Views, Panoramas and Prospects	CS14: Design; and DMD1: Urban Design and the Public Realm.	Further detail to be contained in a SPD.
BE.22	Design of New Development	CS14: Design; and DMD2: Design Considerations in all Developments.	Further detail to be contained in a SPD.
BE.23	Alterations and Extensions to Buildings	CS14: Design; and DMD3: Alterations and Extensions to Existing Buildings.	Further detail to be contained in a SPD.
BE.24	Roof Extensions and Dormer Windows	CS14: Design; and DMD3: Alterations and Extensions to Existing Buildings.	Further detail to be contained in a SPD.
BE.25	Sustainable Development	CS15: Climate Change.	Further detail to be contained in a SPD.
BE.26	Facilities for the Public	CS 14 Design; and DMD2: Design Considerations in all Development.	Further detail to be contained in a SPD.
BE.27	Public Art	CS14: Design; and DMD1: Urban	Further detail to be

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		Design and the Public Realm.	contained in a SPD.
BE.28	Hoardings and Poster Displays	CS14: Design; and DMD5: Advertisements.	Further detail to be contained in a SPD.
BE.29	Panels and Displays	CS 14: Design; and DMD5: Advertisements.	Further detail to be contained in a SPD.
BE.30	Alterations	CS14: Design; and DMD7: Shop Front Design <b>and Signage.</b> <del>Alterations and Advertising.</del>	Further detail to be contained in a SPD.
BE.31	Design	CS14: Design; and DMD7: Shop Front Design and signage. <del>Alterations and Advertising.</del>	Further detail to be contained in a SPD.
BE.32	Advertising	CS14: Design; and DMD7: Shop Front Design <b>and Signage.</b> <del>Alterations and Advertising.</del>	Further detail to be contained in a SPD.
BE.33	Street Furniture and Materials	CS14: Design; and DMD1: Urban Design and the Public Realm.	Further detail to be contained in a SPD.
BE.34	Telecommunications Masts, Base Stations and Apparatus	CS14: Design; and DMD6: Telecommunications.	Further detail to be contained in a SPD.
BE.35	Telecommunication Development	CS14: Design; and DMD6: Telecommunications.	Further detail to be contained in a SPD.
BE.36	Prior Approval Procedure	CS14: Design; and DMD6: Telecommunications.	Further detail to be contained in a SPD.
BE.37	Permitted Development	CS14: Design; and DMD6: Telecommunications.	Further detail to be contained in a SPD.
PE.1	Air Quality	London Plan policy 7.14; Mayor's Air Quality Strategy (2010); CS14: Design; CS15: Climate Change; CS17: Waste Management; CS18: Active Transport; CS19: Public Transport; CS20: Parking Servicing and Delivery; and DMEP4: Pollutants.	Further detail to be contained in a SPD.
PE.2	Pollution and Strategy	London Plan policy 5.3, 5.14, 7.14 & 7.15; CS14: Design; CS15: Climate Change; CS17: Waste Management; CS18: Active Transport; CS19: Public Transport; CS20: Parking Servicing and Delivery; DMD2: Design Considerations in All Development; DMEP2: Reducing and Mitigating Against Noise; and DMEP4: Pollutants.	Further detail to be contained in a SPD.
PE.3	Light Pollution	London Plan policy 7.5; CS14: Design; DMD2: Design	Further detail to be contained in a SPD.

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		Considerations in All Development; and DMEP4: Pollutants.	
PE.4	Overhead Power Lines		Not carried forward.
PE.5	Risk from Flooding	CS16: Flood Risk Management; and DMF1: Support for Flood Risk Management.	
PE.6	Water Quality	CS15: Climate Change; CS16: Flood Risk Management; and DMF1: Support for Flood Risk Management.	
PE.7	Capacity of Water System	CS16: Flood Risk Management; and DMF2: Sustainable Drainage Systems (SuDs).	
PE.8	Contaminated, Vacant and Derelict Land	London Plan policy 5.21 and 5.22; CS15: Climate Change; and DMEP4: Pollutants.	Further detail to be contained in a SPD.
PE.9	Waste Minimisation and Waste Disposal	CS17: Waste Management, South London Waste Plan.	
PE.10	Waste Facilities	Deleted by Secretary of State on 27th September 2007.	These matters are now addressed in CS17: Waste Management and the South London Waste Plan DPD.
PE.11	Recycling Points	CS15: Climate Change; CS17: Waste Management; and South London Waste Plan.	Further detail to be contained in a SPD.
PE.12	Energy Generation and Energy Saving	Policy 5.5 and 5.6 of the London Plan, CS15: Climate Change; and DM EP1 Opportunities for Decentralised Energy Networks.	Further detail to be contained in a SPD.
PE.13	Energy Efficient Design and Use of Materials	Policy 5.2 and 5.3 of the London Plan; and CS15: Climate Change.	Further detail to be contained in a SPD.
L.1	Informal Recreation	CS13: Open Space, Nature, Leisure and Conservation; and DMO1: Open Space.	
L.2	Policy for Walking	CS18: Active Transport; and DMO1: Open Space.	
L.3	Water Environments	The London Plan policies 7.27, 7.28 & 7.30; CS13: Open Space, Nature, Leisure and Conservation; and DMO1: Open Space.	
L.4	River Wandle	CS5: Wandle Valley; CS13: Open Space, Nature, Leisure and	

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		Conservation; and DMO1: Open Space.	
L.5	Urban Green Space	London Plan policy 7.18; CS13: Open Space, Nature, Leisure and Conservation; and DMO1: Open Space.	
L.6	Public Open Space	CS13: Open Space, Nature, Leisure and Conservation; and DMO1: Open Space.	
L.7	Recreational Open Space	CS13: Open Space, Nature, Leisure and Conservation; and DMO1: Open Space.	
L.8	Open Space Deficiencies	CS13: Open Space, Nature, Leisure and Conservation; DMO1: Open Space; and DMP1: Securing planning obligations.	Off-site infrastructure provision will largely be replaced by CIL funding once the CIL Charging Schedule is adopted.
L.9	Children’s Play Facilities	London Plan policy 3.6, CS11: Infrastructure; CS13: Open Space, Nature, Leisure and Conservation; and DMP1: Securing planning obligations	Off-site infrastructure provision will largely be replaced by CIL funding once the CIL Charging Schedule is adopted.
L.10	Allotments	CS13: Open Space, Nature Conservation, Leisure and Culture.	
L.11	The Protection of Existing Facilities and Land	CS11: Infrastructure; CS13: Open Space, Nature, Leisure and Conservation; DMO1: Open Space; and DMC1: Community facilities.	
L.12	Provision of New Facilities	CS11: Infrastructure; CS13: Open Space, Nature, Leisure and Conservation; DMO1: Open Space; and DMC1: Community facilities.	
L.13	Improving Provision	CS11: Infrastructure; CS13: Open Space, Nature, Leisure and Conservation; DMO1: Open Space; and DMC1: Community facilities.	
L.14	Community and Religious Meeting Places	London Plan policy 3.16; CS11: Infrastructure; and DMC1: Community facilities.	
L.15	Protection of Facilities	London Plan policy 3.17; CS11: Infrastructure; and DMC1: Community facilities.	

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L.16	Protection of Public Houses	CS7: Centres; and DMR5: Food and Drink Uses/ Leisure and Entertainment Uses.	
<b>Town Centres and Shopping</b>			
TC. 1	Promoting Development in Town Centres	CS7: Centres; DMR1: Location and Scale of Development in Merton's Town Centres and neighbourhood parades; and DMR2: Development of town centre type uses outside town centres.	
TC.2	Town Centre Type Developments Outside Designated Town Centres	DMR2: Development of town centre type uses outside town centres.	
TC.3	Mixed Use Development	CS7: Centres; and DMR1: Location and Scale of Development in Merton's Town Centres and neighbourhood parades.	
TC.4	Town Centre Management		Not carried forward.
TC.5	Good Urban Design and Public Realm	CS14: Design.	
TC.6	Promoting Vitality and Viability	CS7: Centres; DMR1: Location and Scale of Development in Merton's Town Centres and neighbourhood parades; DMR2: Development of town centre type uses outside town centres; DMR3: Protecting Corner/ Local Shops, DMR4: Protection of Shopping Facilities within Designated Shopping Frontages; DMR5: Food and Drink/ Leisure and Entertainment Uses; DMR6: Culture, Arts and Tourism Development; and DMR7: Markets.	
TC.7	High Density Housing	The London Plan; CS1: Colliers Wood and South Wimbledon Sub-Area; CS2: Mitcham Sub-Area; CS3: Morden Sub-Area; CS4: Raynes Park Sub-Area; CS6: Wimbledon Sub-Area; CS7: Centres; CS9: Housing Provision; CS14: Design; and DM D2: Design	

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		Considerations in all Developments.	
TC.8	Land Assembly		Not carried forward.
TC.9	Office Development	CS7: Centres; DMR1: Location and Scale of Development of Development in Merton's Town Centres and neighbourhood parades; DMR2: Development of town centre type uses outside town centres; and DME1: Employment areas in Merton.	
TC.10	Mixed Use on Large Office Development Sites		Not carried forward.
TC.11	Conversion of Office to Residential Use	CS12: Economic Development; CS7: Centres; and DME2: Offices in town and local centres.	
TC.12	Offices Above Shops Outside the Town Centres	CS12: Economic Development; CS7: Centres; and DME3: Protection of Scattered Employment Sites.	
TC.13	Upper Floors in Shopping Streets	CS7: Centres; CS12: Economic Development; CS14: Design, DME2: Offices in town and local centres; and DMD7: Shop Front Design <del>and Signage ,Alterations and Advertising.</del>	
WTC.1	A Mixed Use Town Centre	CS6: Wimbledon Sub-Area; CS7: Centres; CS12: Economic Development; DMR1: Location and Scale of Development and neighbourhood parades; and DME2: Offices in town and local centres.	
WTC.2	Extension of P3 Development Sites		Not carried forward.
WTC.3	The Primary Shopping Area	CS6: Wimbledon Sub-Area; CS7: Centres; and DMR1: Location and Scale of Development in Merton's town centres and neighbourhood parades.	
WTC.4	Change of Use in the Primary Shopping Area	CS6 Wimbledon Sub-Area; CS7: Centres; and DMR4: Protection of Shopping Facilities within Designated Shopping Frontages.	
WTC.5	Leisure and Entertainment Facilities	CS6 Wimbledon Sub-Area; CS7: Centres; DMR1: Location and Scale of Development in	



UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
		Merton's Town Centres and neighbourhood parades; and DMR5: Food and Drink Uses/Leisure and Entertainment Uses.	
WTC.6	Office Development	CS6: Wimbledon Sub-Area; CS7: Centres; CS12: Economic Development; DMR1: Location and Scale of Development in Merton's Town Centres and neighbourhood parades; and DME1: Employment Areas in Merton.	
WTC.7	Hotel development	CS6: Wimbledon Sub- Area; CS7: Centres; DMR1: Location and Scale of Development in Merton's Town Centres and neighbourhood parades; and DMR6: Culture, Arts and Tourism Development.	
WTC.8	Development Facilities	CS11: Infrastructure; and DMP1: Securing Planning Obligations.	Off-site infrastructure provision will largely be replaced by CIL funding once the CIL Charging Schedule is adopted.
WTC.9	Wimbledon Station Precinct		Not carried forward.
MI.1	Urban Village	CS2: Mitcham Sub-Area; CS7: Centres; CS12: Economic Development; DMR1: Location and Scale of Development in Merton's town centres and neighbourhood parades; and DME2: Offices in town and local centres.	
MI.2	Core Frontages	CS2: Mitcham Sub-Area; CS7: Centres; DMR4: Protection of Shopping Facilities within Designated Shopping Frontages; and DMR7: Markets.	
MI.3	Re-Use of Upper Floors	CS2: Mitcham Sub-Area; CS7: Centres; and DME2 Offices in town and local centres.	
MI.4	Gateways		Not carried forward.
MI.5	Mitcham Fair Green and Street Market	CS2: Mitcham Sub-Area; CS7: Centres; and DMR7: Markets.	
M0.1	Regeneration of Morden Town	CS3: Morden Sub-Area; CS7:	



UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
	Centre	Centres; CS12: Economic Development; DMR1: Location and Scale of Development in Merton's town centres and neighbourhood parades; and DME2: Offices in town and local centres.	
M0.2	Re-Use of Upper Floors	Deleted by Secretary of State on 27th September 2007.	
M0.3	Core Frontages	CS3: Morden Sub-Area; CS7: Centres; and DMR.4: Protection of Shopping Facilities within Designated Shopping Frontages.	
M0.4	Street Market	CS3: Morden Sub-Area; CS7: Centres; and DMR7: Markets.	
S.1	Local Centres	CS7: Centres; CS12: Economic Development; DMR1: Location and Scale of Development in Merton's town centres and neighbourhood parades; and DME2: Offices in town and local centres.	
S.2	Core Shopping Frontages	CS7: Centres; and DMR4 Protection of Shopping Facilities within Designated Shopping Frontages.	
S.3	Secondary Shopping Frontages	CS7: Centres; and DMR4 Protection of Shopping Facilities within Designated Shopping Frontages.	
S.4	Neighbourhood Parades	CS7: Centres; DMR1: Location and Scale of Development in Merton's town centres and neighbourhood parades; and DMR4: Protection of Shopping Facilities within Designated Shopping Frontages.	
S.5	Corner/ Local Shops in Residential Areas	CS7: Centres; and DMR3: Protecting Corner/ Local Shops.	
S.6	Small-scale Retail Development Outside Existing Shopping Centres	CS7: Centres; and DMR2: Development of town centre type uses outside town centres.	
S.7	Environmental Improvements in Shopping Centres	CS14: Design; DMD2: Design Consideration in all Developments; and DMD1: Urban Design and the Public	

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
		Realm.	
S.8	Food and Drink (A3) Uses	CS7: Centres; and DMR5: Food and Drink/ Leisure and Entertainment Uses.	
S.9	Vehicle Related Developments	CS7: Centres; CS18: Active Transport; CS19: Public Transport; CS20: Parking Service and Delivery; DMT2; Consideration of Transport Impacts of Development; DMT3: Applying relevant car parking and servicing standards; and DMT5: Consideration of Connections and Access to the Road Network.	
S.10	Access for People with Disabilities	Deleted by Secretary of State on 27th September 2007.	
S.11	Facilities for Customers	CS14: Design and DMD1: Urban design; and the public realm.	
<b>Transport</b>			
PT.1	Local and Regional Needs	CS19: Public Transport.	
PT.2	Rail Services	CS19: Public Transport.	
PT.3	Railway Stations	CS19: Public Transport.	
PT.4	Public Transport Interchanges	CS19: Public Transport.	
RN.1	Priority Networks	CS18: Active Transport and CS19: Public Transport.	
RN.2	Improvements to the Road Network	CS20: Parking, Servicing and Delivery.	
RN.3	Vehicular Access	CS20: Parking, Servicing and Delivery.	
RN.4	Road Safety	CS18: Active Transport.	
RN.5	Traffic Management	CS20: Parking, Servicing and Delivery.	
RN.6	Lorry Bans	CS20: Parking, Servicing and Delivery.	
RN.7	Provision for Goods Vehicles	CS20: Parking, Servicing and Delivery.	
RN.8	Rail Freight	CS20: Parking, Servicing and Delivery.	
RN.9	Accessibility	CS18: Active Transport; and CS19: Public Transport.	
WC.1	Increasing Walking	CS18: Active Transport.	
WC.2	Safer Routes to Schools	CS18: Active Transport; and CS19: Public Transport.	

<b>UDP Policy No</b>	<b>UDP Policy Name</b>	<b>Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites &amp; Policies DPD</b>	<b>Comments</b>
WC.3	Cycle Facilities	CS18: Active Transport.	
WC.4	Cycle Routes	CS18: Active Transport.	
TO.1	Traffic Management in Town Centres	CS20: Parking, Servicing and Delivery.	
TO.2	Integrating Development and Accessibility Improvements	CS18: Active Transport; CS19: Public Transport; and CS20: Parking Servicing and Delivery.	
PK.1	On-Street Parking Services	CS20: Parking, Servicing and Delivery.	
PK.2	Car Parking Standards	CS20: Parking, Servicing and Delivery.	
PK.3	Car Parking and Development	CS20: Parking, Servicing and Delivery.	
PK.4	Management of Public Parking	CS20: Parking, Servicing and Delivery.	
PK.5	Change of Use of Car Parks	CS20: Parking, Servicing and Delivery.	
PK.6	Car Free Residential Development	CS20: Parking, Servicing and Delivery.	
PK.7	Commuter Parking in Town Centres	CS20: Parking, Servicing and Delivery.	
PK.8	Commercial Vehicle Parking	CS20: Parking, Servicing and Delivery.	
LU.1	Transport Infrastructure and Development	CS20: Parking, Servicing and Delivery.	
LU.2	Public Transport Accessibility	CS19: Public Transport.	
LU.3	Transport Impact of New Development	CS19: Public Transport; and CS20: Parking, Servicing and Delivery.	
LU.4	Consistency of Development Proposals with Transport Facilities	CS18: Active Transport; CS19: Public Transport; and CS20: Parking Servicing and Delivery.	
LU.5	Developer Contributions	CS18: Active Transport; CS19: Public Transport; and CS20: Parking Servicing and Delivery.	
<b>Resources and Implementation</b>			
LD.1	Temporary and Permanent Uses		Not carried forward.
LD.2	Vacant and Underused Sites	CS: Introduction and Purpose.	
LD.3	Planning Briefs	Deleted by Secretary of State on 27th September 2007.	
LD.4	Acquisition and Assembly of Land		Not carried forward.
LD.5	Temporary Planning Permission		Not carried forward.
F.1	Private Investment		Not carried forward.
F.2	Planning Obligations		Not carried forward.

UDP Policy No	UDP Policy Name	Replaced by adopted or forthcoming Policies or other. CS= Core Strategy DM= Forthcoming Sites & Policies DPD	Comments
			Off-site infrastructure provision will largely be replaced by CIL funding once the CIL Charging Schedule is adopted.
F.3	Council Expenditure	CS: Delivery and Implementation.	
MR.1	Monitoring and Review	CS: Each Policy.	Not carried forward.

## J Glossary

A complete glossary of planning terms can be found at the Planning Portal website: <http://www.planningportal.gov.uk>. The glossary below should be used as a guide only and should not be considered the source of statutory definitions.

- Accessibility:** The general term for how easy it is for people to get to places, jobs, homes and services.
- Affordable housing:** Social rented, affordable rented and intermediate housing, provided to eligible households whose needs are not met by the market. Eligibility is determined with regard to local incomes and local house prices. Affordable housing should include provisions to remain at an affordable price for future eligible households or for the subsidy to be recycled for alternative affordable housing provision.
- Social rented housing is owned by local authorities and private registered providers, for which guideline target rents are determined through the national rent regime. It may also be owned by other persons and provided under equivalent rental arrangements to the above, as agreed with the local authority or with the Homes and Community Agency.
  - Affordable rented housing is let by local authorities or private registered providers of social housing to households who are eligible for social rented housing. Affordable Rent is subject to rent controls that require a centre of no more than 80% of the local market rent (including service charges, where applicable).
  - Intermediate housing is homes for sale and rent provided at a cost above social rent, but below market levels subject to the criteria in the Affordable Housing definition above. These can include shared equity (shared ownership and equity loans), other low cost homes for sale and intermediate rent, but not affordable rented housing.
- Homes that do not meet the above definition of affordable housing, such as “low cost market” housing, may not be considered, for planning purposes, as affordable housing.
- Allowable Solutions:** Central government proposed flexible mechanism for developers to meet Part L (Conservation of Fuel and Power) of Building Regulations under the Zero Carbon Building Programme.
- Archaeological Priority Zone:** An area which is known to be of archaeological importance ~~because of past~~ **due to** historic **findings**, excavations or historical evidence.
- Biodiversity:** This refers to the variety of plants and animals and other living things in a particular area or region. It encompasses habitat diversity, species diversity and genetic diversity. Biodiversity has value in its own right and has social and economic value for human society.

**Brownfield land:** Previously developed land is that which is or was occupied by a permanent structure (excluding agricultural or forestry buildings), and associated fixed-surface infrastructure. The definition covers the curtilage of the development.

**Car Clubs:** A car club provides its members with quick and easy access to cars for hire. Members can make use of car club vehicles as and when they need them.

**Community facilities:** Covers facilities such as health provision, public toilets, colleges and universities, community centres, libraries, museums, places of worship, policing and other criminal justice or community safety facilities, children and young people's play and informal recreation facilities. This list is not intended to be exhaustive and other facilities can be included as social infrastructure.

**Comparison Retailing:** Comparison retailing is the provision of items not obtained on a frequent basis. These include clothing, footwear, household and recreational goods.

**Conservation Area:** An area of special architectural and historic interest, the character of appearance of which it is desirable to preserve or enhance.

**Convenience Retailing:** Convenience retailing is the provision of everyday essential items, including foods, drinks, newspapers/magazines and confectionary.

**Critical Drainage Area (CDA):** Area of significant flood risk, characterised by the amount of surface water runoff that drains into the area topography and hydraulic conditions of the pathway (e.g. sewer, river systems), and the receptors (people, properties and infrastructure) that may be affected.

**Decentralised Energy Networks:** Decentralised Energy is the local or sub-regional supply of heat and electricity from a central source, known as an Energy Centre, to more than one building or customer via a network of pipes. This provides an alternative to providing individual heating systems in each building.

**Density:** Is expressed both in terms of dwellings and, to take better account of the needs of different types of household, habitable rooms per hectare.

**Designated Shopping Frontages:** In Merton's town centre's we have 'Designated Shopping Frontages' comprising of:

- Wimbledon's Central Shopping Frontage: This shopping frontage consists mostly of retail uses (A1 uses).
- Core Shopping Frontage: As referred to in the National Planning Policy Framework, Primary Shopping Frontages are likely to include a high proportion of retail uses which may include food, drinks, clothing, household goods, leisure and entertainment and cultural and community uses. In Merton, we refer to the 'Primary Shopping Frontage' as the 'Core Shopping Frontage'.
- Secondary Shopping Frontage: Secondary frontages provide greater opportunities for a diversity of uses.

Other shopping frontages that are located in town centre boundaries but are not designated (i.e. 'non designated shopping frontages') are suitable for a wider range of town centre uses including retail, leisure and entertainment, cultural, community and offices which contributes towards the vitality and viability of town centres.

Please see Proposals Map Update Section E: Shopping Frontages – Table E.1: Core Shopping Frontage, Table E.2: Secondary Shopping Frontage and Table E.3: Wimbledon Central Shopping Frontage to view these destinations for each town centre.

Development Plan Documents (DPD):

The statutory component parts of the local development framework. Core Planning Strategies, area action plans and site-specific allocations are all DPDs.

District Centre:

District centres comprise groups of shops often containing at least one supermarket or superstore, and a range of non-retail services, such as banks, building societies and restaurants, as well as local public facilities such as a library.

Edge-of-centre:

For retail purposes, a location that is well connected and up to 300 metres of the primary shopping area. For all other main town centre uses, a location within 300 metres of a town centre boundary. For office development, this includes locations outside of the town centre but within 500 metres of a public transport interchange. In determining whether a site falls within the definition of edge-of-centre, account should be taken of local circumstances.

Floodplain:

Generally low lying areas adjacent to a watercourse, tidal lengths of the river or sea, where water flows in times of flood or would flow but for the presence of flood defences.

Flood Defence:

Infrastructure used to protect an area against flooding as floodwalls and embankments. Flood Defences are designed to a specific standard of protection (design standard).

Floorspace gross:

All floorspace enclosed within the building envelope.

Floorspace (net – For retail purposes):

Area of a shop that is accessible to the public: sales floor, sales counters, checkouts, lobby areas, public serving and in-store cafes. Excludes good storage, delivery, preparation area, staff offices, staff amenity facilities, plant rooms, toilets and enclosed public stairwells and lifts between floors.

Fluvial Flooding:

Flooding resulting from water levels exceeding the bank level of a main river.

Flood Risk Area:

An area determined as having significant risk of flooding in accordance with published guidance from Defra.

General Permitted Development

Order:

A number of forms of telecommunications development which are permitted under the General Permitted Development Order are subject to a 56 day prior



approval procedure. For such types of development the developer must apply to the local planning authority for its determination as to whether prior approval will be required as to the siting and appearance of the proposed development.

- Green Chains:** These are areas of linked but separate open spaces and the footpaths between them. They are accessible to the public and provide way-marked paths and other pedestrian and cycle routes.
- Green Corridors:** This refers to relatively continuous areas of open space leading through the built environment, which may be linked and may not be publicly accessible. They may allow animals and plants to be found further into the built-up area than would otherwise be the case and provide an extension to the habitats of the sites they join.
- Heavy Goods Vehicles (HGV):** Motor vehicles (for example, trucks/lorries) with a maximum gross vehicle weight of more than 3.5 tonnes.
- Heritage Asset:** A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage asset includes designated heritage assets and asset identified by the local planning authority (including local listing).
- Historic Environment:** All aspects of the environment resulting from the interaction between people and places through time, including all surviving physical remains of past human activity, whether visible, buried or submerged, and landscaped and planted or managed flora. Those elements of the historic environment that hold significance are called heritage assets.
- Independent Examination:** The process by which a planning inspector may publicly examine a development plan document before issuing a binding report.
- Listed Buildings:** These are buildings or other built structures included in the statutory list of buildings or special architectural or historic interest of national significance, which is compiled by the Secretary of State for Culture, Media and Sport. Buildings are graded and are protected both internally and externally. Listed building consent is required for almost all works to a listed building. **Locally and Statutory Listed Buildings**
- Local Centre:** Local centres including a range of small shops of a local nature, serving a small catchment. Typically, local centres might include services such as a small supermarket, a newsagent, a post office and a pharmacy. Other facilities could include a hot-food takeaway and launderette.
- Local Development Framework (LDF):** The Local Development Framework is the collection of local development documents produced by the local planning authority which collectively delivers the spatial planning strategy for its area.
- Local Nature Reserves (LNR):** This is strictly an area designed under section 21 of the National Parks and Access to the Countryside Act 1949. A LNR is one of several places in a city or town where animals can comfortably reside and plants can grow wild. Sites are declared LNR's

because they have features of special interest and are designated on the basis of English Nature guidelines.

**London Plan:** The London Plan is the Spatial Development Strategy for London. Produced by the Mayor of London, it provides the overall spatial vision for the entire region, identifying the broad locations for growth, often by identification of sub-regions, and major infrastructure requirements, together with the housing numbers to be provided for in boroughs' LDFs. It is part of the development plan for Merton together with the borough's LDF documents and should be used to guide planning decisions across London. All LDF documents have to be in general conformity with the London Plan.

**Main River:** A water course shown as such on the Main River Map, and for which the Environment Agency has responsibilities and powers.

**Major Centre:** Major Centres normally have over 50,000 square metres of retail floorspace and their retail offer is derived from a mix of both comparison and convenience shopping. Some Major Centres, which have developed sizeable catchment areas, also have some leisure and entertainment functions.

**Metropolitan Open Land (MOL):** Strategic open land within the urban area that contributes to the structure of London.

**Multi Utility Services Company (MUSCo):** A multi utility service company is able to provide a range of building services. This will normally include electricity, gas or heat but could also include water and telecommunications.

**Neighbourhood Parades:** Convenience shopping and other services easily accessible to those walking or cycling or those with restricted mobility.

**Open Space:** All the land that is predominantly undeveloped, other than by buildings or structures that are ancillary to the open space use, and bodies of water that are indicated as open space on Merton's Policies Map. The definition covers a broad range of types of open space within Merton, whether in public or private ownership and whether public access is unrestricted, limited or restricted.

**Comment:** This is a modification of the London Plan's definition and accords also with the NPPF definition.

**Out-of-centre:** A location which is not in or on the edge-of -centre but not necessarily outside the urban areas.

**Out-of-town:** A location out of centre that is outside the existing urban area.

**Planning Application:** Administrative process where permission is sought from the local authority to carry out development. The form and content of the application is laid down in guidance. Application can be made in outline or detailed form for some categories of development.

Planning Permission:	The consent given by the local planning authority for building operations as defined in the Town and Country Planning Act that do not constitute permitted development as defined in the general permitted development order (GDPO) or uses permitted by the use classes order; usually subject to conditions and sometimes a legal agreement.
Pluvial Flooding:	Flooding from water flow over the surface of the ground often occurs when the soil is saturate and natural drainage channels or artificial drainage systems have insufficient capacity to cope with additional flow.
Primary Shopping Area:	Defined area where retail development is concentrated (generally comprising the core and those secondary frontage which are adjoining and closely related to the core shopping frontage).
Public benefit:	The fulfilment of one or more of the objectives of sustainable development as set out in the National Planning Policy Framework 2012, provided that the benefits will ensure for the wider community and not just for private individuals or corporations.
Public realm:	This is the space between and surrounding buildings and open spaces that are accessible to the public and include streets, pedestrainised areas, squares, river frontages etc
Risk (Flooding):	In flood risk management, risk is defined as a product of the probability of likelihood of a flood occurring, and the consequence of the flood.
Service Retailing:	Comprises of uses providing services such as hairdressing, beauty salons, dry cleaning, post office, and clothing hire, opticians and travel agents.
Sequential Test:	A planning principle that seeks to identify, allocate or develop certain types or locations of land before others.
SewerFlooding:	Flooding caused by a blockage or overflow in a sewer or urban drainage.
Scattered Employment Sites:	An employment site that is not a designated employment site (a site that is not a Strategic Industrial Location or Locally Singiifcant Industrial Site) as illustrated in Merton’s adopted Proposals Map (as amended).
Scheduled Ancient Monument:	Scheduled Ancient Monuments are identified by the Secretary of State for Culture Media and Sport under the Ancient Monuments and Archaeological Areas Act 1979. They are monuments of National importance to which statutory protection is afforded.
Sites of Importance for Nature Conservation (SINC):	Locally important sites or nature conservation adopted by local authorities for planning process and idenfied in the local development plan.

- Site of Special Scientific Interest (SSSI):** A site identified under the Wildlife and Countryside Act 1981 (as amended by the Countryside and Rights of Way Act 2000) as an area of special interest by reason of its plants, animals and natural features relating to the earth's structure.
- Strategic Environmental Assessment (SEA):** A process of environmental assessment of certain plans and programmes which are likely to have significant effects on the environment. It is required by European Directive 2011/42/EC (the Strategic Environmental Assessment or SEA Directive).
- Supplementary Planning Documents (SPD):** Supplementary planning documents (SPDs) give further guidance on specific policy topic areas such as affordable housing provision, that have been identified in the core policy in the local development framework (LDF), or to give detailed guidance on development of specific sites in the form of a masterplan framework plan or development brief.
- Sustainable Appraisal (SA):** A form of assessment used in the UK, particularly for regional and local planning, since the 1990s. It considers environmental, social and economic effects of a plan and appraises them in relation to the aims of sustainable development. Sustainability appraisals that fully incorporate the requirements of the SEA Directive 92001/42/EC are required for local development documents and regional spatial strategies in England under the Planning and Compulsory Purchase Act 2004.
- Sustainable Community Strategy (SCS):** The overarching strategy for the local area, which sets out the overall direction and vision for the borough over the next 10 years. It tells the story of a place, and what needs to be achieved for the local area and its residents, based on what is most important to them. It is also known as the Community Plan.
- Surface Water:** Rainwater (including snow and other precipitation) which is on the surface of the ground and has not entered a watercourse, drainage system or public sewer.
- Surface Water Attenuation:** Mitigation measures for flood prevention and protection from surface water.
- Sustainable Drainage Systems (SUDS):** Sustainable Drainage Systems cover the whole range of sustainable approaches to surface drainage management including source control measures such as:
- rainwater (including snow, rain or hail), recycling and drainage;
  - infiltration devices to allow water to soak into the ground, that can include individual soakways and communal facilities;
  - filter stripes and swales which are vegetated features that hold and drain water downhill mimicking natural drainage patterns;
  - filter drains and porous pavements to allow rainwater and run-off to infiltrate into permeable material below ground and provide storage if needed; and,

- basins and ponds to hold excess water after rain and allow controlled discharge that avoids flooding.

Sustainable transport

Modes:

Any means of transport with low impact on the environment, including walking and cycling, green or low emission vehicles, car sharing and public transport.

Sustainable

Development:

As defined in the National Planning Policy Framework, there are three dimensions to sustainable development: economic, social and environmental. These dimensions give rise to the need for the planning system to perform a number of roles:

- **An economic role:** contributing to building a strong, responsive and competitive economy, by ensuring that sufficient land of the right type is available in the right places and at the right time to support growth and innovation; and by identifying and coordinating development requirements, including the provision of infrastructure;
- **A social role:** supporting strong, vibrant and healthy communities, by providing the supply of housing required to meet the needs of present and future generations; and by creating a high quality built environment, with accessible local services that reflect the community's needs and support its health, social and cultural well-being; and,
- **An environmental role:** contributing to protecting and enhancing our natural, built and historic environment; and, as part of this, helping to improve biodiversity, use natural resources prudently, minimise waste and pollution, and mitigate and adapt to climate change including moving to a low carbon economy.

Town centre:

Area defined on the local authority's proposal map, including the primary shopping area and areas predominantly occupied by main town centre uses within or adjacent to the primary shopping area. References to town centres or centres apply to county centres, town centres, district centres and local centres but exclude small parades of shops of purely neighbourhood significance. Unless they are identified as centres in Local Plans, existing out-of-centre developments, comprising or including main town centre uses, do not constitute town centres.

Town centre type

Uses:

The main uses to which town centre policies can apply are:

- Retail development (including warehouses clubs and factory outlet centres);
- Leisure, entertainment facilities, and the more intensive sport and recreation uses (including cinemas, restaurants, drive-through restaurants, bars and pubs, night-clubs, casinos, health and fitness centres, indoor bowling centres, and bingo halls);
- Offices, and arts, culture and tourism development (including theatres, museums, galleries and concert halls, hotels and conference facilities).

Tree Preservation

- Order:** A Tree Preservation Order may be made to protect individual trees or groups of trees. The Order gives protection against unauthorised felling, lopping, or other tree works.
- Unitary Development Plan (UDP):** This is the former statutory development plan system and contains the framework to guide development in local areas. Under the Planning and Compulsory Purchase Act 2004 it was replaced by the Local Development Frameworks. UDP policies will continue to operate for a time after the commencement of the development plan system introduced in 2004 and the National Planning Policy Framework (2012), by virtue of transitional provisions, though they should all be eventually superseded by LDF policies.
- Use Class Order:** Schedule of class of use for land and buildings under Town and Country Planning (Use Classes) Order 1937 as amended 2005:
- **A1** Retail (convenience, comparison and service retail services and facilities)
  - **A2** Financial and Professional Services
  - **A3** Restaurants and Cafes
  - **A4** Drinking Establishments
  - **A5** Hot Food Take-away
  - **B1** Business
  - **B2** General Industrial
  - **B8** Storage or Distribution
  - **C1** Hotels
  - **C2** Residential Institution
  - **C2A** Secure Residential Institution
  - **C3** Dwelling House
  - **D1** Non-residential Institutions
  - **D2** Assembly and Leisure
  - **Other Sui Generis** – a term given to the uses of land or buildings, not falling into any of the use classes identified by the Use Class Order, such as theatres, night clubs and car showrooms.



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**Comment:** Added March 2013 in ref to English Heritage comments on upgrading historic schools and changes to DM.C1