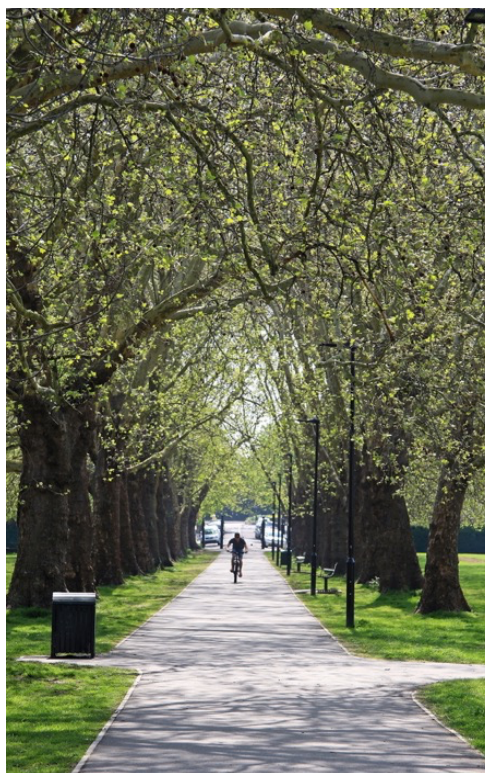


EALING LOCAL PLAN PUBLIC MEETING

23 JULY 2020



Ealing Matters inaugural survey

- 2017/18 survey to understand the issues of concern to LBE's RAs and CGs
- Several directly relevant to the Local Plan:
 - Overdevelopment
 - Built heritage and local character
 - Social infrastructure
 - Open space

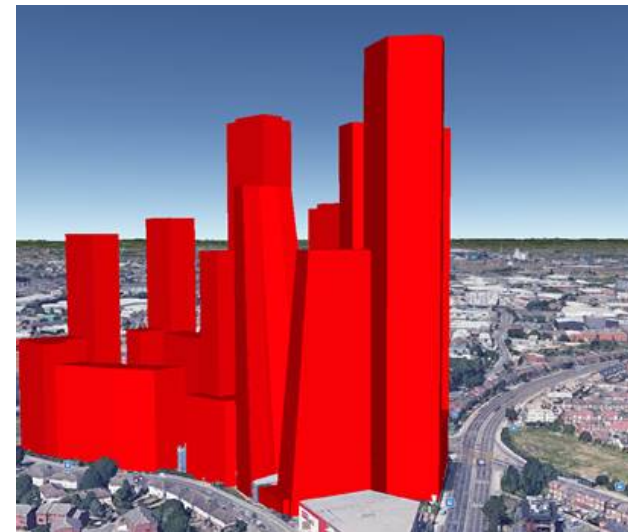


Overdevelopment

- Tall buildings (20+ storeys)
 - No mention in the 2012 Local Plan
 - From 2 to 32 in seven years (NLA)
 - *Ealing – The Sky's the Limit*
- Ealing Development Database
 - More than 30,000 residential units already built or in pipeline (major sites only)
 - More than required by the London Plan for the 15 years to 2029 (28,000+)
- Maximum densities routinely exceeded
- Site specific policies in the 2012 Local Plan ignored



Southall



North Acton

Built heritage and local character

- What people like about Ealing:
 - Victorian/Edwardian architecture
 - Abundant green spaces
 - Human scale



- Lip service from Council and developers
 - No Conservation Officer
 - Locally listed buildings demolished
 - Value of Grade II listed buildings lost
 - Conservation Areas impaired



Social infrastructure

- Local Plan must address declining quality of life:
 - Essential services not keeping pace with residential growth
 - Libraries, public halls, leisure facilities closing down
 - Town centre declining in quality and variety
- Why mixed use development?
- Too dependent on commercial developers



Open space

- Increasingly important
- Protections inadequate
- Metropolitan Open Land under threat
 - Warren Farm
 - Gurnell
- 44 open spaces 'shortlisted for resi' by a GLA report including
 - Southall Park, UB1
 - Ravenor Park, UB6
 - North Acton Playing Fields, Twyford Crescent, W3
 - Blondin Park, Dean Gardens, W13
- Local Plan must have open space at its core

Gurnell BEFORE



Gurnell AFTER

