

Sara Chiong

From: MH Vali <[REDACTED]>
Sent: 17 September 2024 12:36
To: Local Plan
Cc: [REDACTED]
Subject: Abbey Mill N7 SA1
Attachments: Responce Authority form 1SUFI.docx

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Response Form for Regulation 19 Consultation.



Local Plan
Publication Stage Response Form

Ref:

(For

Name of the Local Plan to which this representation relates:

Newham Draft Submission Lo

Privacy Notice

Who we are

London Borough of Newham (LBN) is registered with the Information Commissioner's Office (ICO) as a 'Data controller'. This privacy notice applies to you ('the service user') and LBN ('the Council'). The Council takes the privacy of your information seriously.

This privacy notice relates to our functions relating to the Newham Local Plan Review Consultation (Regulation 22(1) of the Town and Country Planning (Local Planning) (England) Regulations 2012). It contains additional information that specifically relates to this particular consultation, and should be read together with the [Privacy Notice](#), which provides further detail.

What data do we collect and process

We collect your name, contact details, email address, job title and organisation if applicable and demographic information if you choose to share it.

Why we collect your data

The consultation is a requirement of the Town and Country Planning (Local Planning) (England) Regulations 2012. We collect your data so that we can get your views on the legal compliance or soundness of the Local Plan, as well as its compliance with the co-operate.

The lawful basis for processing your data

The lawful basis we use to process your data as set out in UK data protection legislation is:

Article 6 (a) Consent: the individual has given clear consent for us to process their personal data for a specific purpose.

Article 9 (a) Explicit Consent: the data subject has given explicit consent to the processing of those personal data for one or more specified purposes.

We will only process personal data where we have consent to do so, and you can withdraw your consent at any time. Your personal data in the response form you are consenting for us to process your data and/or consenting to be added to our database. If added to the database, they can be removed upon request.

You can withdraw your consent at any time.

How we use your data

This data is collected, collated and then submitted to the Secretary of State, who will appoint an Inspector to conduct an independent examination of the Local Plan. Demographic data will be processed anonymously to assess the effectiveness of the consultation.

Where you have consented, your contact details will be added to our consultation database for future consultations. Your details will be used for the Examination in Public.

At submission representations will be made public on the council's website, including name of person and organisation making representation. Other personal information will remain confidential.

Representations, in full, submitted along with the Local Plan, evidence base and documents Submission Draft Local Plan, will be made available to the Planning Inspectorate and to the person the Secretary of State appoints as the Planning Inspector. Representations will be made available to the Inspector and Programme Officer so they can contact individuals to participate in the consultation.

Consultation database is stored on Mailchimp and accessed by planning policy team only. Mailchimp stores email addresses of those on the consultation database in line with Mailchimp policies, particularly its [data processing](#). Please be aware they may store personal data external to the UK specifically in the USA and/or EU.

Who we will share your data with

We will only share your data with the Planning Inspector appointed by the Secretary of State, the Programme Manager, Newham, and within the planning policy team. Your name and organisation (if applicable) will be published on the website with representations upon submission. Demographic data is not shared with the Planning Inspector or the Programme Manager.

We will not share your personal information with any other third parties unless you have specifically asked us to or we have a legal obligation to do so.

How long we will keep your data

We will keep your data safe and secure for a period of 15 year(s) in line with our retention Schedule. After this period, your data will be securely destroyed.

How do we protect your data

We comply with all laws concerning the protection of personal information and have security measures in place to prevent theft, loss, destruction, misuse or inappropriate disclosure of information. Staff access to information is provided on a need-to-know basis and we have access controls in place to help with this.

See the [Planning Inspectorate Customer Privacy Notice](#) for details on how they keep your data safe and secure.

Know your rights

We process your data in accordance with the UK General Data Protection Regulation (UK GDPR) and the Data Protection Act 2018. Find out about your rights at [Your rights – Processing personal data privacy notice – Newham Council](#) or at [data-matters/](#). If you have any queries or concerns relating to data protection matters, please email: dpo@newham.gov.uk

Response Form

For guidance on how to complete this representation form please view the Regulation 19 Consultation Guidance at <https://www.newham.gov.uk/planning-development-conservation/newham-local-plan-refresh>.

This form has two parts –

Part A – Personal Details: need only be completed once.

Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make.

Part A

1. Personal Details*

2. Agent's Details (if applicable)

**If an agent is appointed, please complete only the Title, Name and Organisation (if applicable) boxes below but complete the agent in 2.*

Title

Mr

First Name

Mohammed

Last Name

vali

Job Title
(where relevant)

Organisation
(where relevant)

Address Line 1

Line 2

Line 3

Line 4

Post Code

Telephone Number

E-mail Address
(where relevant)

Part B – Please use a separate sheet for each representation

Name or Organisation:

3. To which part of the Local Plan does this representation relate? (Please be as specific as possible)

Policy

Implementation Text

Paragraph

Policies Map

Abby Mill N7 SA1

4. Do you consider the Local Plan is:

4.(1) Legally compliant

Yes

☐

No

X

4.(2) Sound

Yes

☐

No

X

4 (3) Complies with the
Duty to co-operate

Yes

☐

No

X

Please tick as appropriate

5. Please give details overleaf of why you consider the Local Plan is not legally compliant or is

unsound or fails to comply with the duty to co-operate. Please be as precise as possible.

If you wish to support the legal compliance or soundness of the Local Plan or its compliance with the duty to co-operate, please also use this box to set out your comments.

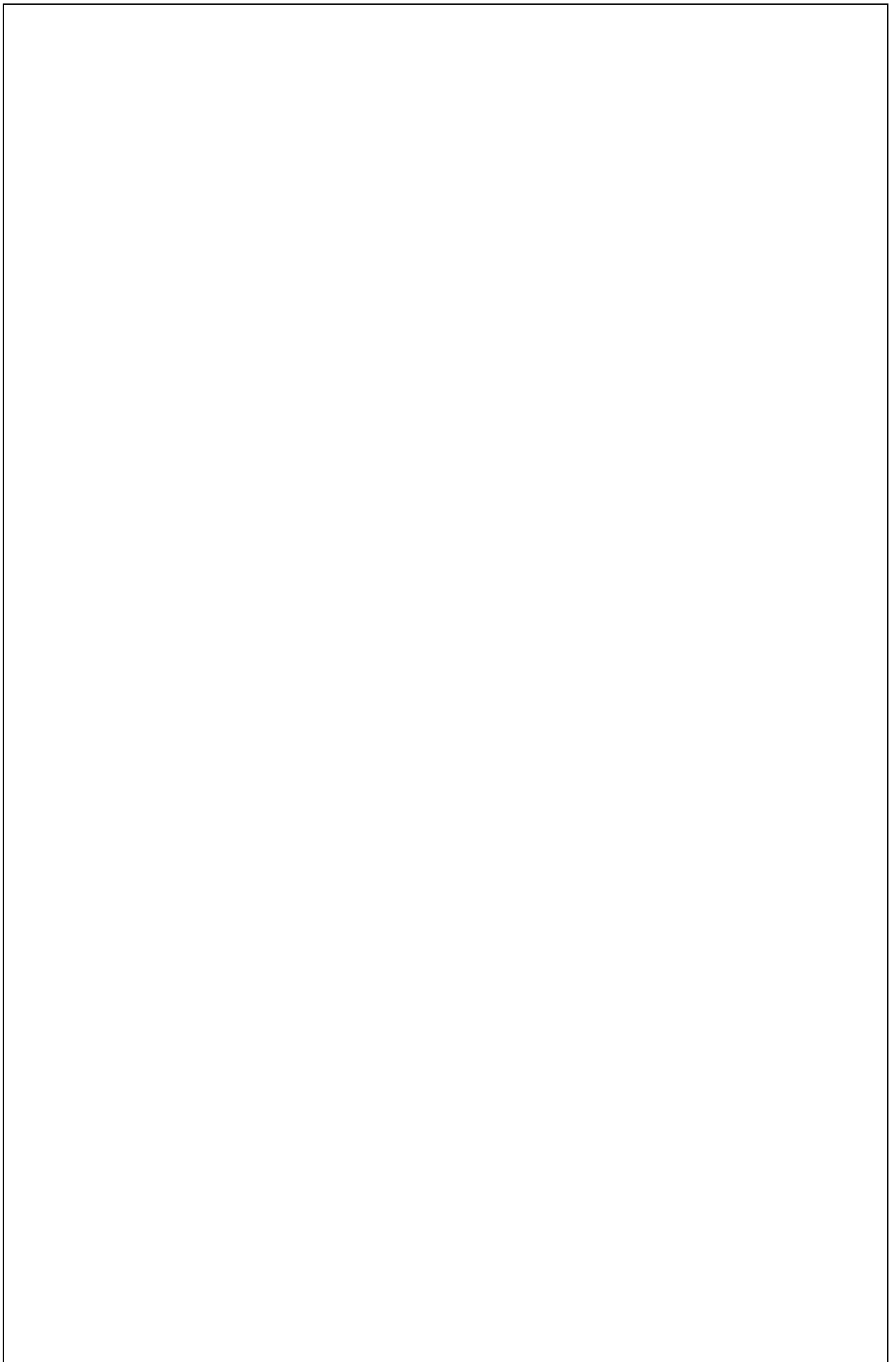
Local Plan: Abbey Mill N7 SA1

Local Authority Study suggests adjoining area to Three Mill and Manor Road Area suggests deficiency in place of worship, but need study fails to define currently in use as a mosque at Westham Abbey Mill N7 SA1. Westham is situated in proximity to the Three Mill as an existing place of worship in use within catchment to the Three Mills and Manor Road and Westham station as a community opportunity area. The whole wider, densely populated area is currently deficient in purpose-built mosques, but the local plan had allocated only small-scale faith use at Abbey Mill Site despite evidence-based needs. Major convergence is taking place in Newham with tall tower housing development buildings in the surrounding area currently under construction and future proposals of housing development needs throughout Newham. Convergence impact is inevitable; it will add additional pressure on the existing social infrastructure, which is already far reaching for the vast majority of community residents who do not have faith mosque facilities (social infrastructure) in the borough. There is already planning consent awarded to the Tall Tower housing construction underway, which is overlooking the Grade 2 listed pumping station adjoining Westham Station. As to Abbey Mill site grade 2, the listed pumping station is obscured from greenery—Westham station, Channel Sea building, and tall tower currently under construction, so it is not of the relevance to visual impact as evidence, but planning design mechanisms can be taken into consideration when site owners are given the opportunity. As to the opportunity area of Stratford tourist shopping attraction and housing convergence growth. Abbey Mill is strategically located to serve business employees of the catchment town centre of DLR Stratford Dockland to Custom House and Canning Town. With a growing Muslim community and a very good transport link. I myself and the community will be denied the opportunity to enjoy much-needed purpose-built large facilities at Abbey Mill Mosque as a future place of worship for spiritual well-being retreat for a healthier mental mind. Therefore, it is imperative that the draft local plan reflect this need of the vast majority of the Muslim population, as there are no alternative larger sites available in Newham to cater to the needs. Fridays and Eid Prayers are oversubscribed as people from far within Newham Borough regularly utilise places of existing faith in Eastham, Forest Gate, and Manor Park Area. Therefore, the draft proposal for Abbey Mill N7 SA1 should be reconsidered on the local plan land use for larger Faith Facilities, similar capacity in nature to Regents Park's

existence at West London Borough. Owners are proposing for the land use at Abbey Mill with Larger Mosque with additional steps to accommodate with some housing for Newham East London too, and land use on planning should be allocated for Abbey Mill N7 SA1 local plan. Once it is developed due to the very good transport link and greenway cycle and walk route, it will be a focal point to the borough for diversity vision (admiration) not only for the Muslim community but for the tourists and visitors to the international city of London, which will add economic growth and employment for the borough and surrounding area. Westham and Stratford City are already adapted to the international standard, and the Abbey Mill site will further enhance the diversity image nationally and internationally. Therefore, I object to the draft land use proposal on the local plan proposal, and it should be reconsidered to allow a once-in-a-lifetime opportunity to have this site allocated to a large social community infrastructure mosque with much-needed housing as well. The private landowners of the site are aspiring to redevelop the Abbey Mill N7 SA1 land site, and there has been no engagement to fulfil this private land use aspiration to be used by the local resident's community of Newham. In addition, the local plan had outlined Key Route through to the prime land location, and I strongly object as this proposal is impacting the future use of this privately owned land facility for the use by the community.

Additionally, it will devalue this land site and reward other cooperative land sites surrounding Abbey Mill at the expense of privately owned land if the key route is not contested. LA town centre planners failed to approach for the feasibility of this key route for an alternative negotiated approach with the owner, which I had enquired about as I hold interest in this site as a Newham resident. The community is currently using the site as a social infrastructure. As to flooding risk assessment, it is for the Thames Water responsibility to put in place adequate flood defence mechanisms. There has never been an occurrence of flooding at this land site while ownership of privately owned land Modern scientific architecture is well equipped to deliver design models if deemed necessary. Newham had already allocated purpose-built religious sites to other faith communities within the borough of Newham to enjoin. The mechanism of Citizen Assembly engagement approach for local plan development would not be independent as its citizens are made up of beneficiaries of Section 106 development; rather, a wider community and landowners would be appropriate channels of engagement in the formation of local plan design for this site. The private sector is meant to promote diversity and exercise the Equality Act, which I believe on merits fails to meet equality assessments on the local plan draft proposal. Public sector

equality requires public bodies to have due regard to the need, advance equality of the opportunity, and foster good relations between the community and people of all backgrounds when carrying out activities. I believe the local plan is impacting the Equality Act 2010 and the Well-Being Act for myself and the wider community. Abbey Mill catchment enjoys 0 (zero) Muslim community social infrastructure, enjoined by other boroughs of the vibrant city of London. Many of the current small faith facilities are currently utilised by the Newham stakeholders to conduct social well-being—community safety place of meeting, as the local authority does not have adequate facilities to accommodate large congregations free of charge for community social event purposes. There had been extensive policy proposals by external stakeholders and faith partners conducted in 2015 by the university in conjunction with RTPI to ensure that planning challenges faced by the faith community should be part of town centre planning proposals recommended by RTPI to town centre planners to adopt with care and due diligence.



(Continue on a separate sheet /expand box if necessary)

6. Please set out the modification(s) you consider necessary to make the Local Plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified at 5 above. (Policy or text. Please be as precise as possible.

Many of the current faith faculties utilise by the Newham stakeholders to conduct social wellbeing community safe place of meeting. As the local authority does not have adequate facilities to accommodate large congregation free of charge for community social event purpose.

There had been extensive policy proposal by external stakeholders and faith partners conducted in 2015 by the university in conjunction with RTPI to ensure the planning challenges face by the faith community should be part of town centre planning proposal by RTPI to town centre planners to adopt with care and due diligence.

***Please note** In your representation you should provide succinctly all the evidence and supporting information necessary to support your representation and your suggested modification(s). You should not assume that you will have a further opportunity to make submissions.*

After this stage, further submissions may only be made if invited by the Inspector, based on the matters and issues he or she identifies for examination.

7. If your representation is seeking a modification to the plan, do you consider it necessary to participate in examination hearing session(s)?

☒

No, I do not wish to participate in hearing session(s)

☐

Yes, I wish to participate in hearing session(s)

Please note that while this will provide an initial indication of your wish to participate in hearing session(s), you may be asked at a later point to confirm your request to participate.

8. If you wish to participate in the hearing session(s), please outline why you consider this to be necessary:

9. Do you wish to be notified about:

a. the submission of the local plan for independent examination

Yes ☒ No ☐

b. the publication of the Inspector's report

Yes ☒ No ☐

c. the adoption of the Local Plan

Yes ☒ No ☐

10. Would you like to be added to our consultation database to be notified about future planning policy consultations?

Yes ☒ No ☐

Please return to London Borough of Newham by 5pm 6th September 2024