Planning In London Index

ISSUE 1 MARCH 1992

• Overview

Sir Andrew Derbyshire

Multiple Choice for a strategic London

The commission that never was

• Strategy

Peter Wynne Rees

Time to do more with our capital

• Law

David Cooper

Lawyers tale of an open and shut case

A home is not a house

• Design

Tony Michael

Guidance needs an injection of clarity

• Tactics

Jon Abbot

Changing tack on inner city renewal

• Transport

Colin Eastman

Making sense out of parking provision

• Review

Noel Hill

The time it takes

• Unitary Development Plans

Giles Dolphin

Analysing form in the UDP handicap

Erica Mortimer

Half term report a private sector view

ISSUE 2 JUNE 1992

• Costs

Mary Dent

Coping with a costly system

• Unitary Development Plans

Giles Dolphin

Making progress on local planning

• Use Classes

Sandra Bell

The use classes –freedom or order?

• Transport

Peter Smethurst

Containing London’s transport problems

Paul Finch

• Urban Design

Noel Hill

Pointing the way for urban design

• Open Space

Tony Michael

Time to protect a real amenity

• Green Belt

RWG Smith

Green belt policy worth protecting

• Control

Jon Abbot

Plans now lead the market

ISSUE 4 DECEMBER 1992

• Opinion

Case not made for local charges

Planning is back

• Promotion

John Worthington

Changed context for a new London

• Urban Design

Tony Meadows and Jennifer Harbone

Finding ways to analyse the city

Making a Virtue of planning complexity

• Planning

Trevor Osborne

A fresh approach to make cities work

• The River

Paul Finch

Getting to grips with crossing the river

• Government

Paul Finch

Setting out a stall for capital marketing

• Appeals

Malcolm Judd

Appealing novel trends in planning matters

• Research

David Hutchinson

Changing tack on energy thinking

• Law

David Brown

Registers half an answer to bad land

• Legislation

Brian Waters

Use class case has yet to be won

• Futures

Robert Cowan

Next step in vision for the capital

ISSUE 5 MARCH 1993

• Opinion

Transitional use class would help inner city

Get it together

• Listed Buildings

Paul Drury

Managing London’s listed heritage

Tony Michael

Taking on Grade 2 buildings

• Design

Steve Gould

Westminster’s new model design policy

• Contamination

Keith Jones

Polluted land: practical concerns

ISSUE 6 JUNE 1992

• Opinion

Better costing means better planning

A transport strategy

• Urban Design

Martin Andrews

Strategic views and the sitting of high rise buildings in London

• Developers’ View

Graham Tulley

Corridor to Europe or road to nowhere?

• Consultancy

Dennis Bicknell

Changing the face of local services

• Land use & Transport

Chris Glaister

Agency proposed for capital planning

• Listed Buildings

Jack Warshaw

Costing control of grade 2 buildings

Delcia Keate

Taking care of buildings at risk

Roger Suddards CBE DL

Taxation of heritage

• Appeals

Malcolm Judd

Appeal lessons to be learnt

ISSUE 7 SEPTEMBER 1993

• Opinion

Providing a decent future for London

Virtue from necessity

• Urban Design

Martin Andrews

Strategic views and the sitting of high-rise buildings in London (2)

• Development Control

David Brown

Outline procedures can cut costs

• Market Viewpoint

John Trustram Eve

What PPG13 doesn’t tackle?

• Pollution

Sandra Bell

Cleaning in our capital

• Campaigning

Stephen O’Brien

A body for putting London first

• Retailing

Malcolm Judd

Spelling out the new order in retail

• Transport

Anthony Briginshaw

A rapid transit rail system for London

Seizing the moment

ISSUE 8 DECEMBER 1993

• Opinion

Two untimely blows to London’s pride…

…And then the good news

• London Pride

John Gummer

Looking to the future with London Pride

• Urban design

Brian Waters

Strategic planning and environmental quality

• Economic Planning

Malcolm Judd

Economic issues come to play

Nick Landau

London’s education economy

• Housing

Derek Beck

Private finance for social housing

• Change of Use

Malcolm Beckett

Offices to homes-theory to practice

• Ecology

Up on the (green roof)

ISSUE 9 MARCH 1994

• Opinion

Deregulation dilemma for industrial land

Fee for all

• News Feature: Parking

Nick Lester

Parking: a problem needing more attention

Edward G Goldring

The NCP Viewpoint

• Development Control

Peter Wynne Rees

Plot ratio abandoned in the model city

• Urban Design

Ruth Panter

Taking stock as the South Bank revives

• Transport

Christopher Glaister

Strategy gets lost in Chunnel routing

• Agenda 21

Russell Bailey

Getting to grips with a global ecology

• Ecology

Barbara Wilcox

The local challenge

ISSUE 10 JUNE 1994

• Opinion

Planning for recovery it is too late

Give Crossrail a chance

• News Feature London’s Listed Buildings

Colin Red man

Conservation needs marriage with commerce

Buildings at risk

Paul Drury

Conservation agreements implement heritage policy

• Transport

Richard Jones and Nick Barnes

Infrastructure at the crossroads

• Development

Stephen Palmer

Offices revival focuses on viability

• Design Guidance

Tony Michael

Planning on how you keep the sunshine in

ISSUE 11 OCTOBER 1994

• Opinion

Planning for the London village

Spirit of Abercrombie

• Commission for new towns

Roger Pidgeon and Richard Cole

Changing history of capital relocation

• Parking

John Sanderson

An increasing influence on London development

• Networking

Anthony Briginshaw

Another way from Hackney to Chelsea

• Traffic

Derek Turner

Red Routes start to make their mark

• Urban Design

Brian Richards

Taking Travelators into a new century

• Development Control

John Trustram Eve

Fast-track illusion could prove dangerous

• Crime

Kirsten Firth and Peter Baker

Tackling estate crime in London

ISSUE 12 JANUARY 1995

• Opinion

Bidding for funds has practical advantages

Arguing about authority

• News Feature

John Lock

University challenge for the Royal Docks

Rosslyn Stuart

Continued effort pays off across the Thames

• Spirit of Abercrombie

Administration

David Bradley

Administration the historical key to planning the capital

Open Space

Tom Turner

Open Space strategy is still a guiding light

Simon Kemp

Industry

Alexander Jan

Industrial certainties of a forgotten world

ISSUE 13 APRIL 1995

• Opinion

Process is much more significant than product

Mixing it in the inner city

• Spirit of Abercrombie part2

Tony May

Transport: fifty years of uncertainty

Mervyn Miller

Housing: the context, the vision and the reality

• Mixed Development

Brian Waters

Journey into space

ISSUE 14 JULY 1995

• Opinion

Strategic guidance needs priorities

Case for healthy debate

• Strategy

Chris Donovan

Draft Guidance: how does it score?

Carl Hopkins

Economic onslaught from the East

Strategic Drafting

Roger Levett

Draft Guidance-can it sustain reality?

• Transport

Clare Welch and Amanda Hammel

Congestion charging in London-is it an option?

APRIL (Assessment for Pricing Roads in London)

Tony Travers and Stephen Glaister

A business-financed infrastructure for transport

Anthony Briginshaw

A Low-cost route from Heathrow to Waterloo and Victoria

• Open Space

Sandra Bell

London’s green and pleasant spaces

ISSUE 15 OCTOBER 1995

• Opinion

Level the playing field for flat conversions

Thames for Tourism

• News Feature: Housing

Donald Needham and Brian Waters

Rate of housing collapses despite the bigger target

• Listed Buildings

David Cunningham

Modern buildings: should listing be scrapped?

• Transport

Lyn Devereux and Mike Salter

Transport, land use and economic activity: modelling scenarios in London and the Southeast

• County Hall

Ruth Panter

County Hall-can a mixed-use future restore its dignity

• Environment

Giles Dolphin

Measuring the effect of growth on ecology

• Development

Roger Pidgeon

Was new towns value for money?

ISSUE 16 JANUARY 1996

• Opinion

Clearer direction for movement in London

Forum has far to go

• News Feature: Housing

Edward Church

Making sense behind the façade

• News feature: Congestion pricing

Richard Bird

Councils could put road pricing on their agenda

• Road

Richard Diment

The case for roads in London

• Rail

John Nelson

Railways shape up for a new revival

• Crossrail

David Taylor

CrossRail’s each-way stretch

• Jubilee Line extension

Roland Paoletti

Boosting London’s East End by tube

• Walk & Cycle

Jeremy Iles

Time to give the street back to us all

• Traffic Calming

Tim Pharaoh

Time for universal traffic calming

• Communications

John Minelly

Can planning deal with transport and communications?

• Strategy

Peter Hall

London’s wild east: planning lessons from Las Vegas

ISSUE 17 APRIL 1996

• Opinion

London is on the March

Bold design matters

• News Feature: London

John Gummer

My hopes for a city we can be proud of

• New feature: Design

Sir Terence Conran

Time for design is a beacon for action

• Mixed Development

Vincent Wang

Time to put mixed use on our agenda

Anna Tozer

Putting the proper contents in the mix

Robert Jones

Urban-villages-the right mix

• Quality

Tessa O’Neil

Urban environments need smart plans

• Economics

Jeroen Weimar

Trying to make a city both global and local

• Royal Parks

Tony Farrell

A radical plan to reconnect central London’s Royal parks

• Trends

James Woudhuysen

Design is key to urban prospects

• London Transport

Jon Willis

Mapping out a better future for transport

• Technology Parks

Steve Cox

Technology parks can help the capital

ISSUE 18 JULY 1996

• Opinion

What price planning permission?

It’s time to look at upping the density

• London in the 21st Century

Tony Blair

My optimism and vision for London

Andreus Wittham-Smith

Simon Jenkins

A directly elected mayor for London

Peter Hall

GTVs and regional power

Jeff Marsh

Don’t shackle the developers

Sir Norman Foster

Design reflects strong leadership

Stuart Hampson

A foundation for business

• Mixed Use development

Alan Rowley

The art of building and living in mixed-use developments

• New Buildings

Iain Tuckett

OXO-a model mixed-use development

Model artillery insertion

Osram lights up for Tesco and Peabody

Affordable in Lots road

• The Workplace

Dr Rob Harris

Trends in the need foe office space

• Town centres

Zbig Blonski

Town centre strategies-turning the circle?

• Consultation

Harry Hunt

Local consultation does not always lead to happiness

ISSUE 19 OCTOBER 1996

• Opinion

Collapse of office values gives housing a chance to flourish

• News Feature

Haste and ignorance put lottery in need of a strategy

• Consultation

Steve Clark

Consultation is not the same as getting your own way

• Changing London for good

Richard Rogers

Taking back the public realm

Katherine Shonfield

That funny feeling about London

• Street Furniture

Tim Mars

London’s streets are made for walking

Laia Botey

Design in the streets of Barcelona

• Urban Lighting

David Gibbons

Transforming Croydon after dark

• Mixed development

Keith Scott

Strategies to make our cities better

• Live-and-Work

Graham Loveland

Live-and-work in the inner city

• Offices-to-homes

Jeff Marsh

Flats from offices –a passing fad?

• Ecology

David Goode

A decade of green planning

• Economics

Martin Crookston

London’s position in the city stakes

• Access

Ann Packard

ADAPT gives priority to access

ISSUE 20 JANUARY 1997

• Opinion

Time to spell out the policies for London

Bring it on home

• News Feature

Back to life “the world’s coolest city”

Simon Sperryn

David Bradley

Nicholas Taylor

Doug Mills

Tom Ball

• World City

Michael Cassidy

London’s culture is crucial to success in a mobile and competitive world

• Design

Rob Cowan

Designing guidance for local planners

• Office development

Steve Cox

Office market experts reach consensus

• New Towns

John Gummer

Sustainable population growth in the countryside

• Pedestrianisation

Anna Tozer

Walking: a mode we should be favouring

• Retail Trips

Peter Mynors

Do out o town shops really increase the use of the car?

• Urban intensity

Richard Sennett

Could London win where NY lost?

• Chelsea-Hackney Line

Jeremy Lloyd and Martin Stuckey

New stops in the West end

• Transport

Richard Pout

Making a transport strategy for London

• Congestion

Jack Short

The urban transit: analysing needs and producing relevant solutions

Issue 21 April 1997

• Opinion

Some good news for London Transport

Consultation-a one-way street?

• News Feature

Martin Mogridge

London’s youthful growth set to continue well beyond official forecast

• LDDC

Roger Squire

Docklands legacy for east London

• New Homes

Sir Jack Zunz

Only co-operation can give us sustainability

Edward Cullinan

Does it really matter where we build new homes?

Professor Peter Hall

Face the future-just like Ebenezer Howard

• Urban Design

Sir Norman Foster

Making sense of London’s places

• Green Belt

Richard Ottaway MP

Councils threaten the Green belt

• Mega-towers

Robin Clement

Rooms with views: a high building policy for London

• Regeneration

Phil Swan

New deal is needed to regenerate our cities

• Legislation

Barry Jeeps

Plan –led system shows need for flexibility

• Participation

Gideon Amos

Plans with a purpose

Chris Church

A more effective role for the public

ISSUE 22 JULY 1997

• Opinion

Structuring London’s government

• News feature: London Underground

Stephen O’Brien

From capital punishment to showpiece system by the year 2000

• Transport

Mark Bostock & Hugh Collis

London Transport-financing the future

• Urban Design

Michael Lowndes

Getting to grips with street life

• Media

Colin Stanbridge

Popular planning on the small screen

• Water, cities & planning

Doug Mills and Chris Bedford

The place of water in the development of London

Sir Brian Shaw

Making use of the Thames

• Urban Signage

B P Moore

Signs of times to come

• Planning for leisure

Margaret Casely-Hayford

Trying to build on Gummer principles

• Energy

William Rodgers

Urban transport: going nowhere fast?

Mark Whitby

Sir Jack Zunz

• Density

Ben Derbyshire

The need to refurb a planning permission

• Housing

Andrew Lainton

Trying to define sustainable density

ISSUE 23 OCTOBER 1997

• Opinion

Affordable housing-a taxing uncertainty

• Residential

Stephen Hurford

A harder look at housing in the city

• Change of Use

Stuart Sapcote

Making new homes from old public buildings

• The High Street

Michael Franks

Diversity makes for a healthier high street

• Regeneration

Antony Rifkin

Encouraging private sector investment in property regeneration

• Development plans

Mike Ash

Development plans and regional planning

• Listed Buildings

Charles Mynors

Do we need listed building consent?

• Urban Design

Colin Davis

Improving design in the high street

• Traffic

Derek Turner

Red Routes-from plans to reality

• Transport

Sir Alan Greengross

Turn-up-and-go rail services south of the Thames

• Urban Village

Willie Bossert

Thamesmead escapes its 60s legacy with a new urban village

ISSUE 24 JANUARY 1998

• Opinion

Accentuate the positive: planning and design

• Refurbishment

Matthew Ryall

New Value in old office blocks

• News feature: architects Vs. Planners

Le Mallet and Brian Waters

Aesthetic control: new angles on an old debate

• Planning

Drummond Robson

Our planned future with the Greater London Authority

• World Squares: Westminster

Peter Heath

Civilising Westminster’s streets and squares

• The story of LIFFE

Mike Osman

LIFFE after planning

• Architecture is everywhere

Sir Christopher Benson

Bracing for the next boom

• Live & Work

David Rudlin

Development, which really mixes living with working

• Wildlife

Ralph Gaines

The Thames- London’s largest nature reserve?

ISSUE 25 APRIL 1998

• Opinion

Affordable housing: the market will bite back

• Europe

Sally Powell

City policy climbs the European agenda

• Offices

Tony Burdett

London’s reviving demand for offices

• Hotels

Elisabeth Menorca

Can London support more hotel rooms?

• Convention centre

Andrew Hawkins

New capital landmark for King’s cross

• Housing

Patrick Clarke

New approaches to urban living

• Density

Terry Farrell

High-density living in an anti-urban culture

• Housing

Jeni Fender

Housing’s fifteen minutes of fame

• Urban Planning

Rob Cowan

New Connections, new planning

• New leadership for London

Tony Aldous

An authority for all London

• Strategy

Clare Hennessey

A “key diagram” for central London

ISSUE 26 JULY 1998

• Opinion

More habitable rooms

Joy riding

• News feature: Urban Task Force

Brian Waters

Learning the secrets of successful cities

• Design

Susan Driver

Time for Design takes new schemes as future models

• Brownfield Housing

Charlie Fulford

The costs involved in reclaiming derelict sites

• Feature: car constraint

John Sanderson

Planning policies for moderating the use of the car in London

Peter Collins

An integrated transport policy

Richard Bourn

Plans out of control

Mem Maybars

Parking tax must go to public transport, says business

Tim Pharaoh

Neighbourhood car fleets-the key to rational car use

• Urban Art

Rachel Lever

Putting art into buildings

• Sustainable Urban Communities

Hilary Armstrong

Roger Levett

Tony Shoults

Christopher Withnall

Barbara Ainger

A strong economy, a fair society and a healthy environment

• Surfing

Barry Smith

Westminster goes online @ http://westminster.gov.uk

• Research

Simon Doyle

How Virtual reality can help the city and its planners

Dr. Amer Hirmis

Measuring Town Centre Performance

ISSUE 27 OCTOBER 1998

• Opinion

A Mayor with vision, not a plan controller

• Integrated Transport

Andrew Comer

Less congested city centres and more attractive and accessible facilities

Dr Ian Peters

For business the key is investment

Stephen Robinson and Dr Jim Whelan

The planning system can only tinker with transport

• Ownership

Dr. Andrew Baum

Foreign owners bring commitment to the city, who owns the city?

• Housing

Jim Dickson

Taking French lessons

• Pedestrian

Tony Meats

A strategic walkway for London

• Allotments

Les Robinson and David Crouch

Allotments: a bright, green future or just “brown” land?

• Open Space

Giles Dolphin

How much open space does London need?

• Development control

Ian Thompson

Who decides and how quickly?

• Appeals

Chris Shepley

Appeals how much faster?

David Brown

New rites of appeal

ISSUE 28 JANUARY 1999

• Opinion

London’s mayor must really be strategic

• Population

Martin Mogridge

London’s population looks to grow still more rapidly

• New ways of working

Frank Duffy

The future of the city

• Transport

Erica Mortimer

After the transport white paper

John Stockdale

Implication s for the property industry

Richard Max

Cycling and its impact on development

Moira Fraser

What developers might expect

Keith Gardner

Road traffic reduction in London

Derek Turner

Are red routes good for business?

• Disabled Access

Sue Peace

Don’t wait till 2004

• Urban Design

Jon Rouse

The seven clamps of urban design

• Housing Land

Brian Salmon

Demography and planning on a collision course

• Conversions

Stephen Hurford

Constructive conversion will bring 5000 new residents to the city

• Listed Buildings

Richard Coleman

Should historic buildings be old?

• Strategy

Drummond Robson

Our contract with London’s land

• Town Centres

Geraldine Lynch

Government proclaims support for town centres

ISSUE 29 APRIL 1999

• Opinion

Futurology can bring vision to planning

A special development

• Futurology

Keith Bellamy

London, more than a place, more an emotion

• 2020 Vision

Gill Ringland

London in 2020-the vision

• Planning Gain

Richard Cutler

What price quality housing?

• Urban Living

David Rudlin

But would you live there?

• The Suburbs

Caroline Bourne

Sustaining the suburb

• Housing

Hilary Armstrong

Affordable homes in London

Andy McCosh

The house builders’ viewpoint

• Zero Energy

John Morris

Promoting zero energy development

• Travel

Alan Baxter

The quality of movement

• Leisure

Peter Collins and John Lett

Planning for pleasure

• Transport

Tom Holstein

When transport met planning

• Law and Design

Margaret Casely-Hayford

Calling-in o reserved matters

• Crime & Space

Bill Hillier and Simon Shu

Designing for secure spaces

ISSUE 30 JULY 1999

• Opinion

Shopping around for transport

• Business initiatives

Sir John Egan

A third way for London

• Conversions

Richard Lambert & Miffa Salter

Offices into homes won’t always go

• Transport

Sam Mullins

Londoners’ future transport 1900-2026

• Policy

Brian Salmon

Turning rhetoric into practice

• News Feature: Innovation in Housing

Chris Bazlinton

Nick Ranynsford

Ken Bartlett

Pam Armstrong

Bob Millar

Clive Clowes

Neil Litherland

Sabina Emmanuel

Abena Nsia

Richard Burdett

Ben Derbyshire

A sense of place: the role of innovation in housing

• River Crossings

Mem Baybars

New Thames crossings in the east

• Telematics

David Clowes

What is a ClearZone?

• Planning

Kelvin MacDonald

So much for planning

• Regeneration

Jeremy Caulton

Green tech in Lee Valley

• Waste Management

Colin Roberts

What a lot of rubbish

• Listed Buildings

Martin Wells

Listed building controls modernised

ISSUE 31 OCTOBER 1999

• Opinion

Will the wheels come off vehicular correctness?

• Landing Economy

Alister McFarquhar

Planning and the price of land

• Millennium

Paul Lincoln

A mile for the millennium

• Car Constraint

Jonathan Meades, Graham Seargeant Anatole Kaletsky

Vehicular correctness: a road to nowhere?

• Industry

Jim Strike and Jim Whelan

Planning for industry in London

• Mallet

Lee Mallet

Can politics reinvent planning?

• Planning

Robert Gordon Clark

Planning and the Mayor-nightmare or nirvana?

• Spatial Development Strategy

Drummond Robson

Spatial scenarios: a proposal

• Housing

Jennifer Walters

Housing: advice to the mayor

• Decision Making

Departure applications-now too close to call-in?

• Plans

Leslie Robson

Failure of the plan-led system

ISSUE 32 JAN/MAR 2000

• Guest Opinion

Richard Lambert

Competitiveness

• New Feature

Martin Mogridge

London just keeps on growing

• Architecture

Stuart Lipton

Infusing architecture into the bloodstream of the nation

• Planning and the Major

David Brown

Voting for planning

Sherin Aminossehe

What might have been?

• World cities

Andrew Let

Might London lose its couth?

• Buildings

John Tusa

Living with the Barbican

• Community Development

Jane Smythson

Funding London’s renaissance

• Parks and Palaces

Terry Farrell

Reclaim the Royal parks

• Cycling

David Gooden

London cycle network begins to take shape

• Building Control

Robert Jones

From Globe to business district

• Economic Development

Geoff Timbrell

Transport is the key to the South

• Wealth

Paul Winters

How wealthy are Londoners?

• Planning Gain

Richard Lambert

Much obliged

• Employment

Stuart Morley and Michael Hadock

Business clusters and London

• Ecology

Chris Birk

Creating a Green print for London

• Spatial Development Strategy

Michael Edwards

Towards a joined-up London

• Graves

Giles Dolphin

London’s burial crisis

• Retailing

Keith Hearn

Croydon leads town centre regeneration in SE London

ISSUE 33 APRIL/JUNE 2000

• Opinion

Make or break

A bridge for every major

• News Feature

David Brown

Dream planning manifesto for the mayor

• Heritage

Victoria Fenner

The Images of England project

• Conservation

Dorian Crone

Conservation need not be confrontation

• E-Commerce

Richard Lambert and Melissa Grimwood

Dot.com implications for property

• Tourism

Bob Chenery

25 Years of planning for tourism

• Interchanges

John Worthington

Transport Nodes 2000+

• Retailing

Jonathan Baldock and Abigail Miller

The sequential approach to retail development

• Renewal

Esther Caplin

My Kind of Town…?

• The Thames

Greg Haigh

The future of the Thames

• Planning

The Mayors strategic development strategy

Drummond Robson

• Housing & Density

Dr Patrick Clarke

A new strategic approach to density

Martin Taylor

PPG3 sets a big task for councils

• Housing & Density

Paul Cheshire and Stephen Sheppard

Anne Page

The demographics of housing demand

Stephen Hinsley

Planning for affordable housing in London

• Urban Design

Geoff Noble

The Borough at London Bridge-an urban study

• Climate Change

Philip Sivell

Climate change in the southeast in the 21st century

• Decontamination

Paul de Zylva

Unsafe as Houses

• Practice

Simon Foxall

Collaborative promotion of the small practice in London

• Consultancy

Jonathan Lucas

Fee earnings in architectural practice

ISSUE 34 JULY/SEPT 2000

• Opinion

London’s imperfect housing market

• News Feature

Judith Mayhew

An advocate for the needs of business

Bob Chilton

Assisting at the birth of a new government for London

Barry Searle

Surveyors’ launch vision for Greater London

• Competitiveness

Colin Lizieri

Space, finance and competition: the office markets of London and Frankfurt

• Urban Design

Rob Cowan

Appraising places

• Strategic Development

Jim Whelan

Planning priorities for the Mayor

• Cross-River Transport

Barbara Stoakes

Bridging the gap-better cross-river transport links for South London

• Human Rights

Mike O’Brien

Safeguarding our human rights

• Elephant & Castle

Ben Derbyshire

Urban mythology-a metropolitan history

• Trees

Ambra Edwards

Urban trees-living forces of change

• Urban Density

Brian Waters

Can you still build a Georgian terrace, Lord Rogers?

• The Housing Market

LRR

A Long way short of meeting demand or need

• Housing Need

Caroline Eady

To predict is as hard as to provide

• Conversions

Ashley Horsey

Are planners a barrier to good conversions?

• Homelessness

Chris Holmes

Grasping the nettle on housing investment

• Tower Blocks

Chris Church

A future for streets in the sky?

• Urban Design

Streets for all

Brian Waters

• Residential Density

Bill Thomas

A levy to pay for the demands made by higher densities

ISSUE 35 OCT/DEC. 2000

• Opinion

The 24-hour city under threat

Give shared taxis a try

• Working with the Mayor

Mark Gilks

The Assembly and the Mayor-win lose or draw for the boroughs?

• Planning

Diane May

Does planning enable or obstruct competitiveness?

• Urban Spaces

Stephen Ashworth

Tomorrow’s public realm

• Congestion Charging

Howard Blessington

Road user charging-a dawn of a new era

• Transport

Simon Sperryn

Better transport for London: the business view

Peter Hine

Transport Development Areas come of age

Neil Wisher

The London bus initiative

• Housing

Gordon Campbell

The affordability of housing-law and policy

Lisa Wimbourne

The case for shared ownership

• Social Housing

Graham Towers

Reworking multi-storey estates

• Conservation

Ashley Barker

The historic environment-the map on which all new developments are laid

• Access

Peter Barker

Sign of the times

ISSUE 36 JAN/MAR 2001

• Opinion

What price Best Value?

• Urban White Paper

Richard Rogers

A defining moment

Jon Sawyer

Is it the vision for the future?

Richard Lambert

Will the White Paper sort planning again?

Tony Bowhill

Our towns and cities: the future delivering an urban renaissance

Mathew Frith

Green over brown-biodiversity and the urban White Paper

• Industry

Digby Jones

A world-class economy needs a world class planning system

• Regional Planning

Mike Gwilliam

Co-operation across regional boundaries

• Thameslink 2000

Thameslink 2000-a new railway through the heart of London

• Development Value

Jon Rouse

Architecture-where’s the bottom-line?

• Law

Martin Wells

Compulsory purchase-on the way back?

• Motoring

Sir Brian Shaw

Where you live and what you get- as a motorist

• Traffic

Tim Pharaoh

Why traffic management in town centres?

• Carefree Cities

Philip Connolly

It’s a jungle out there!

• Density

Dr Patrick Clarke

Reinventing terraced housing

• Affordable Housing

Emma Thompson

Boosting supply to meet the housing crisis for key workers

• Sustainability

Pooran Desai

Reviewing London’s relationship with hits hinterland

• Surveyors in Regeneration

Nick Russell

The professional being professional in the community

ISSUE 37 APRIL/JUNE 2001

• Opinion

A holy alliance

Roads for the rich

• World city

Guy Edwards

Partners for the London- big business sponsors London

• Business improvement districts

Lord Sheppard

Supplementary business rate-a tax to come

• Property

Judith Mayhew

The role of property

• City of Westminster

Simon Milton

Westminster’s role in a world-class city

• Regeneration

Liz Walton

The new commitment to regeneration

• Planning

Mike Gwilliam

Regional planning guidance-now for the hard bit!

• Building-in quality

Robert Bargery

The value of urban design

• Railways

• Michael Shabas

New railways for London

• Transport

Doreen King

East meets west-the Jubilee Line effect

• Offices

Derek Epstein

Record demand leads to scarcity of office space

• Telecoms

Nigel Almond

Wire d for broadband

• Groundwater

The environment Agency

Understanding groundwater

• Floodwater

Stephen McNaught

Room with a (subaquatic) view?

Development and flood Risk-revised draft PPG 25

• Housing

Lisa Wimbourne

Escalating problems for London’s workers

• Economic Development Strategy

Judith Ryser

Redistributing London’s great wealth

ISSUE 38 JULY/SEPT 2001

• Opinion

Private provision of affordable housing

A beltway for charging around London

• Open Space

Richard Bourn

Sprawl Patrol comes to London

• Urban Design

Barry Sellers

Designing streets for people

• Economic Development

Andrew Lainton

Spreading growth south of the river

• Design

John Assael

Dump “dumbing down”-retain the original architect

• TDAs

Ewan Willars

New guidance for transport development areas

• Regeneration

Gerry Hughes

Clearance- a good start for renewal

• Urban White Paper

Matthew Bennett

Conflicting uses in the city centre

• Housing

Chris Holmes

The housing gap in the mayor’s plan

• Affordable Housing

Bob Neill

Incentives not quotas will bring affordable housing

• Women

Charmaine Young

Meeting the housing needs of women

• Planning

Neil Sinden

A positive approach to planning

• Political Analysis

Tom Curtin

Developers need allies not enemies

ISSUE 39 OCTOBER/DECEMBER 2001

• Opinion

Customers, not victims

• Planning

Scott Bailey

Planning power for the Mayor

• Competitiveness

Michael Roberts

Planning for productivity

• Development

Sophie Bowtell

New regime for contaminated land

• Historic Environment

Richard Coleman

Redraft guidance on buildings in conservation areas

• Consultants

David Birkback

Blind date

• Criticism

Hugh Pearman

Blinkers have had a bad press

• IT & Urban Places

William J Mitchell

Electronic cottages, wired neighbourhoods and smart cities

• Transport

Daniel Moylan

Need for new tube is urgent

Jennifer Horne-Roberts

The case for monorails in London

Savas Sivetidis

The London tram

• Design

Simon Foxall

Promoting a policy of design quality

• Mallett

Lee Mallett

Carrot-less stick!

• Urban Design

Dan Bone

New London focus for Placecheck

• Housing

Chris Holmes

London Plan needs more homes

• Planning

Marcus Beddoe

Concordat offers engagement with planning

ISSUE 40 JANUARY/MARCH 2002

• Opinion

Affordability of housing depends on increasing supply

• Green Paper Special

Drummond Robson

“Delivering a fundamental change”-the planning green paper

Ian Thompson

Not all that fundamental after all

Stephen Robinson

Proposals may fail to deliver in the near term

Masons Solicitors

Planning obligations –delivering a fundamental change

Long overdue compulsory purchase reform

Stephen Byers

An end to the banquet for barristers?

Simon Jenkins

Don’t put planning in Whitehall’s backyard

• Density

Harley Sherlock

For compact, sustainable communities

• Conservation

Bill Tyler

Is PPG15 a façade charade?

Charles Bourne

Listed building control unsettled by English Heritage

• Applications

Robert Adams

RIBA guidance in the preparation of planning applications

• Sustainability

LSx explained

• Design

Stephen King

Does design matter?

• BIDs

Stephen Ashworth

Business improvement districts

ISSUE 41 APRIL/JUNE 2002

• Opinion

Cut planning down to size

South Bank squalor

• Opposition view

Theresa May

Planning and designing for people

• Mediation

Nick Davies

Can mediation improve planning?

• London’s SDS

Bob Neil

London Plan falls short on scrutiny

• Infrastructure

Sir Alistair Morton

Public services and their infrastructure

• Sustainable Development

Nicholas Falk

Securing sustainable development

• High Rise

John Worthington

Liveable places facing the paradox of diversification and intensification

• Argent St George

All steam ahead at King’s Cross Central

• River Transport

Judith Ryser

London launches

• Waterways

Sheelin Knollys

Planning a future for the inland waterways

• Estuary Airport

Brian Waters

Has the time now come for an estuarial airport?

• Sustainability

Nicole Lazarus

BioRegional’s carbon neutral toolkit

• Conservation

Richard Coleman

Revise PPG15! The case for changes to PPG 15

• Workplace

Max Nathan

Is it all over for offices?

• Third Party Rights

Julie Stainton

Too good to miss

ISSUE 42 JULY/SEPTEMBER 2002

• Opinion

Going or growth

Red light rage

• The London Plan

Deputy Mayor Nicky Gavron

The draft London Plan/Delivering an urban renaissance across London

• Housing No.

Lisa Wimbourne

Housing No. 1 for Londoners?

• London Plan

Stephen Robinson

Success depends on implementation

• Building for Life

Terry Farrell

Life enhancing designs for living

• Development

Simon Jenner

Chiswick Park-cutting edge development

• Affordable Housing

Peter Bishop

Camden’s approach to affordable housing

• World City

Peter Taylor

London’s place in the global network

• Planning

Anthony Bowhill

The art of optimising planning permissions

• Land Taxes

Ronald Banks

Are we booming for a bust?

• Internet

Peter Pendleton

London planning websites fall short of the mark

ISSUE 43 OCTOBER/DECEMBER 2002

• Opinion

Dump the status quo

Devilish detail

• The London plan: Two Critiques

Judith Ryser

Plan or strategy?

Drummond Robson

London deserves better

• Tall Buildings

Dame Judy Mayhew

Tall buildings and sustainability

• BIDs

Helen Robinson

Dedicated to its district-the New West End Co.

• Urban Renaissance

Patrick Hammil

Is the urban renaissance happening?

• Regeneration

Nigel Smith

Cutting through bureaucracy

• Transport

Howard Smith

Building on light rail success in London

• Road Charging

Alex Macaulay

The role of congestion charging

• Walking

Phillip Connolly

80% of life

• Housing

Christine Whitehead

The scale of the housing shortage

George Garner and John Calcutt

Exploring design quality to improve returns

• Density

Laura Hare

Capital gains

• Social Housing

Mark Lupton and Sue Regan

Shared ownership

• Affordable Housing

ATIS REAL Weatheralls

The commercial impact of affordable housing

• Environmental Impact

Christine Mc Goldrick

Environmental Impact Assessment screening in London

• Sustainability

Clive Harridge

Sustainability appraisal of the draft London Plan

• Housing Capacity

David Rudlin

The practicality of measuring housing capacity

ISSUE 45 APRIL/JUNE 2003

• Opinion

Lies, damned lies and statistics

• Action Plan

Patricia Brown

Action Plan for Central London

• Development

Sally Powell

Quality design can work with the profit motive

• GLA

Robert Gordon Clark

Running up to elections in 2004

• Housing PPG3

Mark Massey

PPG3: a radical re-appraisal of how we live

Matthew Wood

Density and the three-storey house

Clare San Martin

Implications for design, management and security

Simon Beck

Responding to the challenge of PPG3

• The City

Michael Snyder

City committed to fostering growth

• Car Clubs

Matthew Norris

Car clubs take their place on London’s roads

• Visual Impact Assessment

Peter Stewart

Every picture tells a story

• Transport

Howard Smith

The Docklands Light Railway extends

• Lewis

Dan Lewis

Britain’s new poor-the Middle Class

• Regeneration

Naomi Newstead

Newham’s Arc of opportunity

• Tall Buildings

Lora Nicolaou and John Worthington

A framework for tall buildings

• Census

John Hollis

Getting to grips with the Capitals future demography

• Growth

Andrew Burrell

Outlook for economic growth in Europe’s regions

ISSUE 46 JULY/SEPTEMBER

• Opinion

Whatever happened to the micro-flat?

Safe from the Euro

• Column

George Ferguson

Insider information by design

• Awards

Paul Finch

Back to the future

• Funding Transport

Dr Jim Wheelan

A transport of delight?

• Planning

Fiona Reynolds

Planning for a small island

• Micro-flats

Matthew Wood

Whatever happened to the micro-flats?

• Tourism

Tamara Ingram

Tourism matters to London

• Railway Arches

John Roseveare

Light at the end of the tunnel

• PFI

Richard Saxon

Designing a better PFI

• Housing

Richard Donnell

New housing supply in central London in a weaker market

• Retail

Kevin Foster

The role of retail in regeneration

• Regeneration

Stuart Mills

Partnership approach to waterside regeneration

• Tax

Dr Nicholas Falk

The case for a “smart tax” system to aid regeneration

Why European cities are better

ISSUE 47 OCTOBER/DECEMBER 2003

• Opinion

Employment land isn’t working

• GLA

Robert Gordon Clark

Running up to 2004

• Architects & Housing

Barry Munday

In response to Gavron

• Bishopsgate Goodsyard

Ben Derbyshire

Watch it come down!

• Trafalgar Square

Tim Stonor

Trafalgar Square-designing for the pedestrian

• Business Improvements Districts

Dr Julie Grail

Delivering successful BIDs –a formal role for property owners

• Insight

Judith Ryser

Has London’s environment a future?

• Lighting

Terry Wilden

Light fantastic in the pool of London

• Regeneration

Charlie Fulford

Urban to urbane-some way to go

• Waste Management

Cliff Davis –Coleman

Recycling needs to go up in smoke

• Historic Environment

Richard Dumville

An historic city for a modern world

• Calcutta

Ben Derbyshire

A meeting by the river-2

• Rail Freight

Nick Gallop

The search for London’s freight interchanges

• Lime Mortar

Ian Pritchett

The future is green-lime green!

ISSUE 48 JANUARY/MARCH 2004

• Opinion

Stand up for Planning

What Katie does next?

• Stafford City: 1

Stephen Jordan

Creating the interchange

• Stafford City: 2

Fiona Scott

Urban interchange: new landscapes of mobility

• Intelligent Transport

Jenny Mageean, John Nelson and Steve Wright

Brokering for better public transport

• Funding Transport

Liz Peace

Can’t pay, won’t pay!

• Airport Development

Phillip Tidd

Development opportunities around airports

• Streets

Philip Connolly

Streets of fear, or streets of fun?

• Development Plans

Farah Humayun

Here come Local Development Schemes

• Takeaways

John Cox

In a class of their own

• City Growth strategies

Eric Osei

Business-led development of London’s inner cities

• Sustainable Communities

Robin Thompson

Sub-regional spatial strategies-an opportunity

• Architecture

David Beardmore

I’m an artist, trust me!

• Buildings at risk

Delcia Keate

Raising the BAR: new register records progress

• Housing

Ruth Bagnall

Closer to home

• Natural Policing

Bill Hillier

Designing safer streets: an evidence- based approach

• Economics

Mark Hepworth

Planning ahead for the knowledge economy

ISSUE 49 APRIL/JUNE 2004

• Opinion

Killing the golden goose

Proper pay will pay the rent

• Housing

Dickon Robinson

Planning gain-who benefits?

• GLA

Robert Gordon Clark

Elections for London

• Architecture

Peter Murray

New City architecture

• Design

Esther Kurland

Good design and the London Plan

• Industrialised Housing

Ben Derbyshire

Towards a modular modern housing vernacular

• Public Space

Jacquie Reilly

BIDS for the public realm

• Consultation

Sarah King

The future of public consultation

• Health

Andrew Buroni and Angy Khosla

The health of the capital

• Sub-regional Planning

Martin Simmons and Suzanne Maguire

Introducing the Western Wedge

• The London Plan

Drummond Robson

A cunning plan

• E-planning

Martin Howell

Helping London authorities e-enable planning services

ISSUE 50 JULY/SEPTEMBER 2004

• Opinion

Save CABE’s soul

The truth about London

• Gated Communities

John Thompson

Citadels in the city

• Design

Lee Scott

Boosting design skills

• Lighting Design

Andrew Tindsley

Lighting and regeneration

• Designs on London

Bob Neill

Design and quality key to prosperity

• Planning

Steve Clark

I impact of planning reform on major projects

• People

Robert M. Worcester and Kully Kaur-Ballagan

What people want from their cities?

• Signing

Barrie Moore

Know your place in the world

• Suburbia

Vesna Goldsworthy and Chris French

University embraces suburbia

• Density

Nigel Kersey

Thames Gateway: make or break for town and country

• Affordable Housing

Dan Lewis

The crazy cost of affordable housing

• Social Housing

Jane Greenoak

Procurement for housing

ISSUE 51 OCTOBER/DECEMBER 2004

• Opinion

The bananas republic of Hackney

Appeals meltdown

• Housing Policy

Andrew Rogers

Affordable homes in a planning context

• Environment

Michael Howard

Fine words are no longer enough

• Floating Homes

William Jeffries

Fluid City

• Gated Communities

Tony Manzi and Bill Smith-Bowers

Haven’s gate-in defence of gated communities

• EU Landfill Directive

Dan Lewis

The waste of nations

• Bridges

Des Mairs

Bridging the gap: Chelsea Bridge Wharf link bridge

• Taxation

Robin Waters

Land value tax

• Modelling

John Swanson

Taking risk out of long-term planning

• House building

Yasmin Shariff

Volume hysteria

• Density

John Pounder and Caroline

A toolkit aid when density matters…

• Public Consultations

Tom Curtin

New Act, new era

• Consultation

Drew Mackie

Participation overload

• Energy

Dr Graham Parkhurst

Petrol prices rising, motoring cheaper?

• Controls

Andrew Rogers

False step on road to regulation unity

• Research

Tim Stonor and Chris Stutz

Toward evidence-based urban design

ISSUE 52 JANUARY/MARCH 2005

• Opinion

Learn the lesson on the appeals crisis

• The New Urbanism

John Thompson

Putting urbanism at the heart of the agenda

• Light at the end of the tunnels

John Roseveare

Underneath the arches and overbridges

• Development Taxation

Michael Cassidy

Speeding the proliferation of legal agreements

• Public Domain

Daniel Moylan

From main roads to mixed-use streets

John Dales

Main road or mixed-use street: getting the balance right

• New Use Classes

Liz Mason

Putting the Use Classes in order

• Thames Gateway

Anne Power

Thames Gateway national park or suburban sprawl?

• Superlink

Michael Schabas

Crossrail-getting the route right

• Transport

Martin Tugwell

Transport planning-regional at last

• Housing Capacity

David Gardner

Better planning for housing capacity

• The Elephant, again

Kura Kiddey

Revival time for the Elephant & Castle

• Mixed Use Development-1

Professor Graeme Evans

Urban sustainability and mixed use

• Mixed Use Development-2

Lora Nicolaou

Mixed use means flexible functions

• Retailing

James Tyrell and Nick James

London, retail and planning

• Affordable Housing

Dr Douglas Birt

Fresh thinking on affordable housing

• Sustainability

David Strong

Energy efficiency and the architect

• Reducing Crime

Ben Castell

Using planning to make safer places

ISSUE 53 APRIL /JUNE 2005

• Opinion

An amazing spurt in London’s growth

• Historic Environment

Richard Dumville

London’s heritage counts

• Heritage Lottery Fund

Sue Bowers

London’s ten-year winning ticket

• Foundations

Tim Chapman and Sara Anderson

No more space underground!

• Development

Claudine Blamey

Embracing sustainable development

• A National Plan

Rachel Walsley

The need for a national plan

• Houston

Roy Houston

Getting work from local government

• Public Domain

Tim Pharaoh

Urban design versus traffic regulation

• Thames Gateway

Martin Ling

Sub-regional working to put housing in place

Will McKee

Thames Gateway-who does what?

• Car Sharing

Jon Parker

Are car clubs effective?

• Compulsory Purchase

Stuart Bridge

In urgent need of legislative reform

ISSUE 54 JULY/SEPTEMBER 2005

• Opinion

New controls for development

Radical measure to boost design skills

• The Planning Act

Leonora Rozee

Getting the new system working

• Planning

Clive Harridge

Delivering the new vision for planning

• Community Involvement

Rachel Fisher

Beware of Leopard!

• Access to information

Gregory Jones

Planning and access to information part 1

• Mixed Use Development-1

Yolande Barnes

The mixed-use phenomenon

Professor Evans

Mixed use or mixed messages?

• Modern Methods of construction

Trevor Beattie

Housing for the future

• Built Form

David Joncox

History & structure of the London terraced house

• Design Policy

Ester Kurland

Getting design policy into framework plans

• Engineering Sustainable Architecture

Patrick Bellew

Anthills to labyrinths

• Contaminated Land

Rebecca Brown

Getting together on contaminated land

• E-Planning

Graham Frankland

Standards for e planning: winners all round

ISSUE 55 OCTOBER-DECEMBER 2005

• Opinion

Abuse of the planning system

Anyone who regularly makes planning applications will have experienced abuses of the planning system on a regular basis.

Andy Rogers

In praise of tariffs

In return for receiving what is likely to be a very substantial new tax take, national and local government must be forced to deliver improvements in how planning is administered and delivered

A national park for London

Drummond Robson

What price urbanism?

It may be that the existing bodies simply need to sharpen up

Retail

Sustainable town centres

Sir Stuart Hampson, Chairman of the John Lewis Partnership

• Outer London

Cricklewood/Brent Cross

Suzanne Maguire and Martin Simmons

• Placemaking

The architectural community

CABE Chairman, John Sorrerll

• Urbanism

It’s all around us

David Mackay of MBM Arguitects, Barcelona

• Parliamentary building

Intentions behind the design

Sir Michael Hopkins

• Police estates development

Planning for new policing

Director of property services Alan Croney

• Planning gain supplement

Making it work

Berwin Leighton Paisner’s Ian Trahearne

• Better, cheaper homes

Learning from mistakes

Dr Oliver Marc Hartwich of Policy Exchange

• Light Rail

Where it’s the best option

Rob Whiteman, chief executive LB Barking and Dagenham

• Crossrail

Free riders or free funds?

Fred Harrison. Land Research Trust

• Relocating government

Out of London

Dan Lewis, Economic Research Council

Low carbon communities

Lifestyles & infrastructure

BioRegional’s Pooran Desai

• Climate change in the SE

Planning manager S E England Regional Assembly, David Payne

Access to information- part 2

Barrister Greg Jones

ISSUE 56 JANUARY-MARCH 2006

Leaders

Stop fiddling at the edges

The English approach to planning, as in all else, is a sort of disjointed incrementalism. Why can’t we think bigger?

In praise of the monorail (again)

In many parts of the central area of London too many demands are made on the street. Conflicts can be reduced and then pedestrian environment improved by the introduction of some overhead buses

Opinion

A year of ups and downs for London

Brian Waters

Has the new Act achieved certainty, flexibility and speed?

Michael Gallimore

Getting to grips with the social housing policy

Jack Edwards

Environment- important but not the only issue

Dan Lewis

Waterbourne Freight

Growing pressure for its return

Alan Peats, Peter Brett Associates

Morelondon

Paying the price of success

Judith Ryser

Mixed tenure

Higher up the agenda

Sarah Coward, Sheffield Hallam University

Mobilicity

The secret of mobility in tomorrow’s cities

Alan Ponsford & Owen Evan, Capco Design

Conservation

The culture of conservation

Robert Adam

Housing Density

Do we deal with it sensibly?

Esther Kurland, CABE

Regeneration

Urban regeneration to social engineering

Dan Lewis

Recycle

Materials resourse efficiency in regeneration

Liz Goodwin

Training

Planners need help to build sustainability

Delle Odeleye

Access to information

Greg Jones

ISSUE 57 APRIL-JUNE 2006

Leaders

The case for reform

Choice is popular and is being injected into the NHS and education. Can it bring reform to planning?

Opinion

The next planning act: start here

Andy Roberts

Planning Gain Supplement will fuel uncertainty

Marissa Broadhurst

It’s time to discard the “key worker” idea

Dan Lewis

More power to the Mayor?

Adam Marshall and Max Nathan

Outlaw dated zoning to secure the housing we need to compete

Lee Mallett

Planning performance

Are speed and quality compatible?

Lynda Addison

Feature

Reviewing the London Plan

A special meeting on the London Planning & Development Forum was convened by University College London in February to respond to the |Mayor’s Review of the London Plan and the statement of Intent produced by him and GLA staff.

What if……. the next London Plan were better?

Michael Edwards of UCL

Moving from UDP to LDF

Bob Hawkes

UK housing economics in the 21st century

Kate Barker

Rising house prices: nothing to boast about

Oliver Marc Hartwich

The word “crisis” is seldom used in reports of a rise in house prices. This is rather odd, because all other markets we could call price increases what they are: inflation.

Land for housing is an expensive raw material

Geoffrey Fox

Who needs communities anyway?

Judith Ryser

English heritage redefines heritage

Robert Adam

The larceny of the lottery

Ruth Lea

Regeneration

Rethinking quangos in regeneration

Dan Lewis

ISSUE 58 JULY- SEPTEMBER 2006

Leader

Planning under threat

The scandalous story of the Commonwealth Institute’s planned demolition “by other statutory means” demonstrates the strength of the emerging influence of HM Treasury on planning.

Opinion

A radical Conservative vision?

Brian Waters

Why change PPG3?

Michael Bach

A world city can’t stand still

Stuart J Robinson

Why regional development policies are a flop

Dan Lewis

Election Roundup

No overall control- Robert Gordon Clark

Doing affordable housing deals

Emma White of Denton Wilde Sapte

Flood risk management

Toby Gould, London Fire & Emergency Planning Authority

Tall buildings in London

KPF’s Lee Polisano

London’s Great Estates

Peter Murray on their formative influence

Design and access statements- friend or foe?

Esther Kurland introduces CABE’s guide

Rethinking planning regulation

Professor Phillip Allmendinger of Reading University

City centre living and the urban renaissance

Max Nathan of the Institute for Public Policy Research

Housing supply in the garden of Adam

Mischa Balen of the Adam Smith Institute

ISSUE 59 OCT-DEC 2006

Leader

Perversity not delivery

Impending new rules on what constitutes a valid planning application are a recipe for no development except by those with bottomless pockets and endless time.

Opinion

Olympic legacy or “Emperor’s New Clothes”?

David Mackay

End of the line

Kirsten Gogan of the TCPA

Micro power through local planning- the “MertonRule”

Adrian Hewitt

London Architectural Biennale

Farringdon Futures, Lee Mallett

London plan further alterations

Forum report: Debbie McMullen, Michael Edwards, Martin Simmons, Sir Peter Hall, Drummond Robson, Discussion.

Streets ahead in the city

Susannah Glynn on public space schemes in the city

Local development frameworks

GLA’s planning decisions manager Justin Carr reports 2 yeas on

The rise and fall of the suburbs?

Tony Arbour, chairman of the London assembly planning committee

Car clubs- a win win solution

Philip Igoe, chairman of Carplus makes the case

Policy based evidence making

CPRE’s Henry Oliver takes issue with the Policy Exchange

Safeguarding Thames Wharves

An essential component of the Thames says, James Farrar

TFL’s guidance for developers

Introduced by Sam Richards, TFL’s head of land use planning

Climate change and energy

A turning point for planning? Robert Shaw of TCPA

Consultation: too much of a good thing?

Councillor Daniel Moylan on renewing Sloane Square

Inclusive design and how to do it

We all have to change says UKID’s, Andrew Walker

ISSUE 60 JAN-MARCH 2007

Leaders

A workout for London’s planning system

The shortage of planning skills and staff is holding back prospects for the Capital. A new recruitment source aims to make things easier to “attract, retain and motivate”, as the saying has it.

PPS 3-much worse than the draft

Roger Humber

Bring on local design panels

David Cox

Necessity never made a good bargain

Andrew Rogers

Too much doing?

Brian Waters

The treasury tanks are on the planning lawn

What the Barker Report might mean really achieve- Is the ACA one step ahead?

How extreme is stern?

Dan Lewis’ economist critique as presented to the forum

The true extent of the planning bottleneck

Andrew Rogers

A commentary on the design bits of PPS 3

By CABE’s Esther Kurland

Heathrow – a retirement plan

Sir Peter Hall & Tony Hall

Thames Reach Tunnel- an integrated idea

Mark Willingale on the Bluebase proposal for sustainable growth in the Thames Gateway region

From backyard to gateway- creating a vision

Sarah Allan introduces CABE’s guide: New Things Happen

Being braver with land assembly

Will McKee on the importance of owning the land.

Beyond ageing and disability

The people-centred approach to inclusive design: Yanki Lee of RCA

Towards sustainable suburban town centres

Dr Nicholas Falk on what can be done

The green roof effect

Incorporating green roofs in a major new London developments

Planning and regulation of architecture

A survey of architects’ attitudes by King’s College London

A tax-led strategic plan for London

A call for change in taxation: Ricardo’s Law by Fred Harrison

ISSUE 61 APRIL-JUNE 2007

Leader/opinions

‘Till the cows come home

Gesture politics and the media’s hunger for a story have distorted the important messages, about energy. We should see the fad pass before our most efficient=t public transport is taxed to everyone’s dis-benefit.

The Olympic legacy will be the intangibles

Sir Robin Wales, Mayor of Newham

No allowance for windfalls anymore

Christine Field

Starting clock: when is an application properly made?

Simon Ricketts

When impact may not mean a collision

Andrew Rogers

Effects based vs. activity based planning

New Zealand planning

Zoë Cooper

Liberating control of the use of land and buildings

Brian Waters says its time to rethink the UCO

Adaptable floorspace- a new city fabric

Architect Alex Lifschutz argues for buildings, which convert easily between different uses

The Mayor’s subregions- fit for what purpose?

Martin Simmons puts forward a different approach

Sustainable suburbia

Sir Richard MacCormac shows how

London’s untapped potential for housing

RPS’ Stephen Miles on the conclusion of his report for TCPA

Re-engineering the European City

David Mackay of MBM Arquitectes, Barcelona

Re-integrating planning and transport

Professor Alan Webnan Smith says road-user charges will help

Earth inc- a new economic entity

Monetise characteristics of the planet not yet given a price, suggest engineer Bryn Bird

Planning against growth

Freeform needs to be on the supply side- says Dr Oliver Hartwich

Councillors in planning

A hot topic explains Arup’s Jillian Hastings

Where have all the planners gone?

A new report by Tim Edmundson and Elizabeth Rawson

ISSUE 62 JULY-SEPTEMBER 2007

Leader

And now for the outer suburbs

Regeneration is about “inner cities”, but it is also very much about “outer cities”- and not just in London, but also in every major UK city.

Opinion

Urbanisation 2.0- the mother of all building booms

Dan Lewis

The coming of age of the “bully” state

Ronald McDonald

An unacceptable non- standard standard form

Andrew Rogers

Create problems in the centre of your city, build something nice. Then you will be re-elected

Jeremy Melvin

Housing growth in London

Rory Brooke

Heathrow is full

Lord Clive Soley

To fix Heathrow, extend crossrail to Stansted

Michael Schabas

London’s economy and sustainable development

UCL’s Michael Edwards

Saving small shops

Cllr.Merrick Cockell

Making places

HTA’s Ben Derbyshire

Better planning needs political will

Sir Stuart Lipton

Think! Of les-ter and don’t forget to act

BPF’s Liz Peace

Design review for Hackney

Cllr.Guy Nicholson

Local bids for housing land can boost supply

LSE’s Dr.Tim Leuing

Positive thinking about London’s suburbs

Ben Kochan

Planning is a truly positive force for good in society

Rt Hon Nick Raynsford MP

The design bits of PPS3

CABE’s Esther Kurland

Sustainability and commercial property

Louise Ellison of the Investment Property Forum

The realities of installing zero carbon technologies

Brian Mark of Fulcrum Consulting

Sustainability and commercial property

Louise Ellison

ISSUE 63 OCTOBER-DECEMBER 2007

Leader/opinions

London’s changing face

Peter Murray

Carbon Confusion

World Architecture News tries to find reality in a world of carbon hype.

Sustainability and the green belt: a contradiction in terms?

Anne Harrison

Validation of planning applications

Brian Waters

Pressure for housing unsustainable

CPRE South East has expressed a great concern over a recommended increase form 28,900 to 32,00 houses to be built in the SE every year for the next 20.

London Voices 1957-2007

Peter Hall

From family and Kinship to London lives

DLR flying high

Richard de Cani, DLR Head of Development and planning

From retailer to regenerator

Patrick Stones is property director of Tesco PLC

Branding brings a place to life

Sicco van Gelder of Placebrands Ltd and Hugh Roberts of Colin Buchanan

Design and planning appeals

Ben Liscott of the Planning Inspectorate

Living at superdensity

Ben Derbyshire, practice director at HTA

How does design fit within planning?

Esther Kurland, director of Urban Design London

Barcelona- London 2012

Judith Ryser, director of Urban Design London

Learning from German Planning

Dr Oliver Marc Hartwich, Chief Economist at Policy Exchange

Streets and successful neighbourhoods

Louise Duggan is streets advisor at CABE

Public space and the risk society

Robert Dalziel and Chris Skelcher

Sir John Soane and the London by Ptolemy Dean

Reviewed by Brian Waters

Hounslow Heath

Brian Waters is Director of Planning HTA and edits Planning in London

Designing in Sustainability

Samantha Heath, director of the London Sustainability |Exchange

The urgent need for living roofs in London

Liam Foster, senior hydrologist with Hyder Consulting

Homes for Empty nesters

Carol Barac, manager of the Elderflowers Projects Company

ISSUE 64 JANUARY- MARCH 2008

Opinions

Rev Dr Paul Blackham

A house of God

David Gwyther

Greening London’s boroughs

Phil Flaxton, chief exec Work Wise UK

Summer all year round

Martin Goodall

APP1: the looming crisis

Jagdeep Bhogal

Students need to be housed as part of the community

Marti Goodall

Criminalising breaches of planning control

Tom Ball

Victoria transport interchange

Large-scale spatial development strategies

Judith Ryser

Delivering Thames Gateway doesn’t have to be this way

Michael Edwards, UCL

Eco towns

Reconciling environment and development

CPRE’s Neil Sinden

Brownfield remediation: a lesson in time

Dr Marcel Steward, AON

Large scale mixed-use development

Simon Ricketts of SJ Berwin

High Density- thinking outside the box

Quintaoins head of planning, Neil Hawkey

London’s reach for commuters

Lucien Cook of Savilles research

Thames Gateway perceptions

Giving meaning to an idea, John Worthington

Crossrail approaching the starting blocks

Is it really going to happen, asks Michael Schabas

Putting markets on the map

George Nicholson

ISSUE 65 APRIL-JUNE 2008

Leader/Opinions

Building control shows planning how to provide service

Faced simultaneously with a Government review aiming to simplify planning procedures and the imposition of complex new application and validation protocols, building control suggests a better way.

An end to the waiting game for planning decisions

As we were preparing to go to press the Department issued a release under this headline.

Baroness Jo Valentine

Heathrow expansion- bringing colour to the debate

London deserves the debate to be more than just black and white.

A better not a bigger Heathrow

Tim Wacher calls for a better not a bigger Heathrow pending the building of a world-class airport in the Thames estuary.

Jolyon Drury

Designing for terror

Are we designing-in or designing-out terror?

What does the new infrastructure Levy mean for London?

Catherine Glossop

Property cycles thwart urban planning

Fred Harrison

Westminster’s call for better design

Councillor Robert Davis

City upbeat despite the credit crunch

Clive Branson talked to Peter Bennett the City Surveyor, for Planning gin London about the state of the development market.

Design for London

Spencer De Grey Considers what makes a city successful, memorable or an appealing place to live?

Live work

Yuda Ambalo

Making sure live/work as a concept doesn’t die.

Wilderness City

Bryan Avery

Fragments of a wilderness city

Conservation

Alec Howard & Calvin Bruce

Cadogan Hall and the Saatchi Gallery

Zero Carbon

Rory Bergin

Zero Carbon London

Retail

Michael Bach

Planning for town centers in London

ISSUE 66 JULY-SEPTEMBER 2008

Leader/opinions

Michael Bach

Planning what can we expect?

Boris Johnson

In his own words…

The RT Hon nick Raynsford, MP for Greenwich & Woolwich

What are the prospects of meeting housing needs in London?

Housing delivery and sustainable communities

Duncan Bowie

Local community engagement in the planning system is important. However, we cannot waste the limited land resources we have.

The compact city

Terry Brown, GMW Architects

Following articles by Bryan Avery on Wilderness City and Spencer De Grey’s Designing for London in the last issue, Terry Brown says humanity is opting for the urban life and cities are here to stay- it is our task to make them sustainable.

Civilised streets?

Edward Hobson, head of research and futures at CABE

Designing and managing spaces to be inclusive is both morally and legally the right thing to do. It is not an optional extra but a fundamental of a civilised society.

Surface access to London’s airports

Geoff Copley, director at Faber Maunsell.

Kerry Bangle surface strategy manager for SG2, BAA.

Outlining the planning for a second runway at London Stanstead airport.

The rediscovery of city centres

John Letherland

The master planner needs to become the orchastrator of a whole range of creative talents to fully realize the complex nature of today’s diverse mixed-use city centers.

WIMBY – Welcome into my back yard

Michelle Provoost demonstrates by example how to revive an area by using what’s already there.

Householder planning appeals- easier, simpler and faster.

Ben Linscott

With 32 LPAs in London dealing with 1,500 householder appeals between them (2006/07) the timesaving potential for London authorities alone is immense.

To park or not to Park?

Karin Robmark

How much and where to provide parking in large-scale residential developments in controversial.

Garden grabbing in London

Suzanne Omsby, Francis Taylor Buildings

The new mayor’s pledge to save suburban gardens from development follows a growing concern in London and nationwide.

Community Infrastructure Levy: More uncertainty

Barry Jeeps

Place of design in local development frameworks

Esther Kurland, director of urban design in London

Success on appeal

Tim Craine, director of London Research Development.

The “Appeals Comparables” report, published this month, presents an analysis of appeal decisions in schemes of 10 or more homes.

MGB – robustly protected or under threat?

Paul Miner

Planning to change

Tim Pullen

Simply sustainable homes. The authors thinking behind his book.

ISSUE 67 OCT-DEC 2008

Opinions

Judith Solomon

How can planning be improved for investors?

Mark Southgate

The culture of planning needs to change

Roger Zogolovitch

The planning framework should start with a design.

Peter Murray

A cycle-ised city is a civilised city

Changing priorities in a changing world

Steve Quartermain the new chief planner at CLG

Plan-led or plan dead

Mark Southgate

The road to renewal

John Letherland a partner with Farrell’s

The slowdown in the economy is a good time to take stock and to reflect upon how our cities are evolving and adapting to changing economics and demographics.

Beyond live/work

Francis Holliss

Work homes will probably transform the UK city, town and village, while also helping to save the planet.

Accommodating diversity whilst meeting density targets

Alex Ely of MAE Architects

Alex Ely thinks the development of loose-fit typologies that can accommodate diversity whilst offering a collective identity may be the way forward.

Underground: London’s hidden infrastructure

Andrew Scoones

The contribution of the underground infrastructure of the city is vital to its survival.

Model Homes for a modern city

Ben Derbyshire is managing director of HTA

Ben Derbyshire makes the case for privately financed affordable housing.

Over the edge: town centers and the London economy

Dr Nicholas Falk, director URBED

Many boroughs have placed town centers as a top priority for investment, but considerable efforts are needed to reverse the trends.

Compulsory purchase- lessons from Croydon Gateway

Simon Ricketts of SJ Berwin

Formulating a successful CPO strategy is likely t prove increasingly challenging in the current economic climate.

ISSUE 68 JANUARY-MARCH 2009

Leader

Force majeure

Changed circumstances call for a new behaviours in planning

Opinion

Dermot Finch and Robert Adam

Thames Gateway is a bit of a mystery.

The Gateway will not be immune from the recession. Let’s refocus on the real places inside the Gateway, so that they can lead it out of recession says Dermot Finch, director, Center for Cities.

Greenwash

What makes a building last a long time is really quite simple. It needs to be robust and adaptable argues architect Robert Adam.

The new Mayor’s housing strategy

The new Mayor is giving far too much emphasis to increasing home ownership just at a time when marginal home ownership is becoming less attractive believes Duncan Bowie

Stuart Robinson of CB Richard Ellis

The need for a rapid change in the culture of planning.

Planning authorities must respond to recession with pragmatism and a desire to deliver.

Watson & Crook

The more we plan, the less we achieve?

John Watson & Michael Cook planning partners at Cushmun & Wakefield’s wonder if we ca ever get a planning system that works.

Planning matters

Killian Pretty

The RTPI legal competitors Martin Goodwell writes

House Building

Roger Humber

House builders call emergency

Roger Humber speaks for the house builders when he calls for emergency measures to cut through planning, regulations and much else.

Mixed Communities

Nick Bailey and Tony Manzi

What future for mixed income communities?

It may be that fully integrated mixed tenure housing was a function of rising house values and escalating house prices; whether this strategy can be sustained through a recession remains to be seen.

Intermediate Housing

Marc Vlessing

Developing the intermediate market in London

One thing is certain given these chartered economic times- taking action in the intermediate housing market is imperative.

Parliament Square

Tom Ball

Parliament Square-masterpiece of public space

Tom Ball champions the need to appreciate the qualities of Parliament Square as it is, and objects to the waste of effort directed at pedestrianising a space, but isolated by traffic mismanagement.

Urbanity

Joost Beunderman

Build it and they will come

But what is it and who are they?

Infrastructure taxation

Nick Cole;

Business rates supplement getting the community

Ruth Bradshaw

Infrastructure Levy to work in London

Taina Peltonen

The need to address travel in new developments

What is the point of subregions?

Stephen King

The value of subregions is that they can deliver consistent shared approaches, joining up systems to ensure more effective delivery.

Home Working

Can home working save the planet?

A new report from the Smith institute and the Live Work Network shows how remote working- and home work I n general- can cut carbon emissions.

Enabling development

David Tomak

Enabling development- the last resort

ISSUE 69 APRIL- JUNE 2009

Leaders

Co-operation can kick start development

A faux pas by Boris

Opinions

Nick Spall

Keeping the creatives happy

Westminster policies for the creative industries needs some further thought, argues Jeff Field

Crunch requires more pragmatism from London’s planners

Getting moving in a post-crunch capital will require more flexible

Development control on decision-making.

ACA and Robert Adam

World Heritage Sites: too much of a good thing?

Recent Government consultation aimed at enhancing the role and protection

of World Heritage Sites in the UK may be going too far.

Grant W Austin

Echoes of 100 Years Ago

The intellectual silos of yesterday’s professions do not work to solve our environmental problems.

Neil Parkyn

The Day job.

This editorial by its editor Neil Parkyn appeared in London Architect Winter 1992-3. Plus a change.

Peter Bauer

Peter Bauer is leading a community campaign for the restoration of the Euston Arch. He made the case to Lorna Clark, Network Rail Community Relations.

Designing for Terror

Lord West

A severe and sustained threat.

Lord West delivered the keynote speech at the recent Association of Consultant Architects/NLA conference fortresses vs. places.

Terry Brown

Places vs. fortresses places: lessons from the past.

Designing London buildings with terror attacks in mind is a new concern for architects. Terry Brown offers a considered approach.

Retail

Jack Stafford

Parades of regeneration

Jack Stafford argues that shop improvement schemes can be a valuable contribution to town centre regeneration.

Food stores

Mark Underwood

Death knell for food store competition test.

Tesco's has succeeded in its best to overturn the competition commission’s recommendation to introduce a competition test into applications for food stores.

Contemporary Westminster

Lee Mallett

Are good manners enough?

An exhibition of 50 new buildings in Westminster revealed the impact of planning a where the focus of future effort might be.

Hard times

Gideon Amos

Developing in the downturn planning for the upturn.

Gideon Amos argues that now is not the time compromise on sustainability or on the ambition of a decent home in a good environment for all.

Barry Mundy

Facing up the recession in architecture.

The demand for homes not gone away but is temporarily on hold. Barry Mundy reviews options for architects and allied professionals.

Duncan Bowie

The credit crunch and housing in London.

Duncan Bowie considers the impact of recession and appropriate responses in the planning system.

History

Peter Darley

Stationary winding energy house on Camden incline.

Stephenson’s remarkable winding vaults were listed grade II and BWCP Architects and Whitby & Bird engineers were appointed in 1989 to explore possible uses for these magnificent spaces. The Camden Railway Heritage Trust has now applied for the upgrade to grade II\*. The secretary Peter Darley recounts their story.

Stuart Innes

Expunged from history- London Docklands a forgotten wasteland.

Stuart Innes tells a story of the life & times of LDDC.

Local Development Orders

Donal, Kohn and Oosterhuizen

Local development orders why not use the potential?

How can local planning authorities be encouraged to take up the opportunities offered by Local Development Orders (LDOs) to free up development from the need to obtain planning permission? Ask Alistair Donald, Michael Kohn and Riette Oosterhuizen.

ISSUE 70 JULY – SEPTEMBER 2009

Leaders

Turn again, Whittington

Creative counts in the capital

Interview

What developer’s want from Westminster: Lee Mallett interviews Robert Noel.

London Plan review

JLLís Blythe

Does Boris capital recipe need clearer instructions?

Where is the London Plan draft taking us? You could be forgiven for thinking a new plan for London is trying to have its cake and eat it.

Duncan Bowie, Green

Dunk, Where should the plan go now?

Dr Nicolas Falk

Recovery in outer London

London’s Economy

Judith Ryser

Getting London back on track

Report on the recent LSE seminar on London in the recession

Road Pricing

Ian McCullough of Bircham Dyson Bell

Road pricing: What’s new?

London festival of Architecture

Peter Murray

London- The welcoming City, 2010

Crossrail

Hannah Baker of Indigo Planning

Are Crossrail contributions legitimate?

Hannah Baker sets out the current policy and questions whether contributions can be legitimately required.

Local development orders

Lee Searles of Entec

A new focus on local development orders

Renewed focus on the Local Development Orders (LDOs) could at last stimulate interest in local planning authorities.

Outer London

Drummond Robson

Outer London and London Beyond London

The case for planning for town and country.

Law

Meyric Lewiss, Barrister, Francis Taylor Building

A Planning win for British tennis!

Obstacles in the way of rising tennis star Oliver Golding's career have been

Swept away by the quashing of enforcement notice served by Richmond

Council.

Urban Design

Julia Smachyo

Capcity Check a useful urban design tool

Increasing standards of urban design depend on everyone who makes or influences decisions about developments.

ISSUE 71 OCTOBER-DECEMBER 2009

Leaders

Lee Mallet

Big Apple Blossoms

New York’s successful business improvement districts offer lessons for London’s regenerative efforts

Paul Finch

Role reversal focuses the mind

CABE and London

Paul Finch

CABE and London

THE MAYORS DRAFT HOUSING DESIGN GUIDE

Housing

Marc Vlessing

Design must shape the space standards debate

Housing Design

Michael Howe

The Mayors new housing design guide

Duncan Bowie

No more hobbit homes

Four architects respond

Ben Derbyshire

Space Labelling-four architect’s response to the LHDG consultation

ACA Response to the Mayor’s housing design guide

Ben Derbyshire

Death of the housing estate

Residential Land Use Credits

Barry Smith and Hugh Bullock

The role of residential Land Use Credits

Heritage Assets

Robert Adam

A new regime for Heritage Assets

Heritage

Recycling historic buildings

Ian Morrison

Infrastructure

Nelson Ogunshakin

Is there life for London after 2012?

Culture and sport

Kate Henderson and Michael Chang

Shaping places through culture and sport

Counter terrorism

Jolyon Drury

More Darkness than light

Community infrastructure Levy

Richard Serra

Community Infrastructure Levy is on its way

ISSUE 72 JANUARY- MARCH 2010

Leader

A city that delights the senses

Planning for prosperity

Richard McCarthy and Graham King

London First

Judith Salomon; Reinvigorating London’s high streets; London Planning Awards shortlist; Delivering decentralized energy

Thames Gateway – Towards a core vision

Sir Terry Farrell

Economic benefits of crossrail

Kieran Arter of Colin Buchanan and Michael Schabas asking:

CROSSRAIL – WHO WILL REALLY BENEFIT?

Aviation 2040– The future of UK airports and air transport

Tom Foulkes, director general of ICE

Developing affordable housing in London

Tim Craine of Milior, David Lunts of the HCA and Alan Benson of the GLA

Planning in an age of austerity

Duncan Bowie

Managing risky views

Bill Gloyn, president of the City Property Association, and regulating London’s skyline

Peter Stewart

Shops pop up in Camden

Simon Pitkeathly, chief executive of Camden Town Unlimited

Professionalizing and standardizing S106

Gareth Potts, policy advisor, Strategy Unit, Cabinet Office

“Part L” and historic buildings

Richard Griffiths

ISSUE 73 APRIL-JUNE 2010

Leader

Better Streets, More Homes

Turning the ordinary into good ordinary

Less is definitely less housing

A Tory fix for “Broken planning”

Opinion

Fees and heritage

Robert Davis

Freezing fees is not the answer

Jeff field

Conservation policy updated

The Mayor’s Transport strategy

Brian Mooney

Without due care and attention

CIL regulations

Stephen Ashworth

Unworkable invitation to abuse

Carbon Reduction

Scott Steedman

Creating a low carbon industry

The Thames

Charlie Peel

A river runs through it-build on it!

Aviation

Andrew Haines

Controlling the great motorway in the sky

High Speed Rail

Michael Schabas

The prospect of a shrinking Britain

Kent

Paul Carter

Improving Kent’s capital connections

Transport

Robert Mcilveen

We’re still not making enough use of the Thames

The Green Belt

Drummond Robson

Milking the Green Belt’s sacred cows

Energy

David Lush

Wake-up call to reduce energy consumption

Housing Older People

Roger Battersby

Will our older people have a happy future?

ISSUE 74 JULY-SEPTEMBER 2010

Leaders

London Needs Creativity

Unaffordable housing

Choice and Localism in processing planning applications

Opinion

David Hackforth

Don’t ignore those who know how it is

Stuart Robinson

A Frenzied approach to planning

John Richards

The Problem with students today

Drummond Robson

A regional vacuum

Leonora Rozee

London planners show how to plan to live within our means

Planning and IT

Andy Rogers

Ones to watch: Cricklewood-Brent Cross

Bob Allies

North London’s New Town

Clive Dutton

The future’s Newham

The Thames

Chris Burnham

London’s changing river landscapes

The West End

Paul Velleut

The West End-past and present

Housing

Steve Walters

Coalition needs to hit housing for six

Marc Vlessing

Tackling housing’s bi-polar disorder

Social Infrastructure in new development

Ken Dytor

Planning for social infrastructure in development projects

Development Economics

Andy Leahy

Development economics-a view from the private sector

Planning

Fiona Mannion

Making Planning Work; “a peaceful path to real reform”

Planning Profession

Rachael Rooney, Jonathan Manns and Chris Poulton

London’s Young Planners

Heritage Assets

Roger Mascall

PPS5- swings and roundabouts?

Robert Adam

PPS5 and the Three Rules of Bureaucracies

Car Clubs

Amy Clancy

The rolling revolution gathers speed

Shaping London

Terry Farrell

The great airports debate

ISSUE 75 OCTOBER-DECEMBER 2010

Leaders

Housing needs enterprise; planning in a pickle

 Opinions

Stuart Robinson

London’s mayors are a positive force in planning

Joyce Bridges

The future: speed and certainty

Robert Adam

Protecting design quality

Richard Coleman

The London Views Management Framework

Briefing

Peter Eversden

The new London Plan

Helen Marcus

Trouble on the Tube

Localism in London planning

GLA chief planner Fiona Fletcher Smith

 Opportunity areas

Lee Mallett

Opportunity knocks for ‘new planning’

Ones to watch

Squire & Partners’ James Denner

Vauxhall Cross

Capital & Counties’ Gary Yardley

Earl’s Court

Regenerating Suburbia

Emma Peters Executive director of planning at Croydon

Green Belt

CPRE’s Paul Miner

More than lines on a map

Adam Cook

The urban-rural fringe

Road Strategy

RAC Foundation’s David Quarmby

A roads strategy for London

Estates

Philip Davies of English Heritage

Estates matter

Design review in London

Esther Kurland

Urban Design London’s

Development

David Frankum – Director of urban design at Savills

Getting the best development

Shaping London

Sir Terry Farrell

Shanghai, city of the 21st Century

ISSUE 77 APRIL-JUNE 2011

Leaders

Liberating the control of the use of land and buildings; a budget for planning; a new presumption in favor

Opinions

Sir Terry Farrell; National Planning Policy

Shaping a sustainable London Framework

Drummond Robson

BIDS or Neighborhoods

Liz Peace

What's in a name?

Alex Morton & Richard Ehrman

Shake-up to make way for new homes

Martin Goodall

U-turn if you want to

The Andy Rogers Column

L is for Localism, but D is for …Dysfunction

Keynote

John Howell MP

Planning under the coalition

Infrastructure

Richard McCarthy

The view of the future from CLG

Norton Rose's Nigel Hewitson gives us his wish list

Simin Davoudi

From IPC to MIPU

Fiona Howie

The view from the CPRE

Steve Hornsby & Robert Musgrove, IBM

A smarter approach to planning

Rail: Only Connect

Sir Peter Hall

Olympic Legacy

Jo Shockley, RICS

Assessing its success,

Growth cities report

Nicholas Falk

Reports on a European success stories

Air Quality

Claire Holman, Environ

The impact of the Mayor's strategy

Shaping London

Sir Terry Farrell

On urban trees

ISSUE 78 JULY-SEPTEMBER 2011

Leader

B1 to C3 is good for London

Opinions

Michael Bach of London Forum

Shaping a sustainable London

Clare Fielding of Herbert Smith

Office Politics

Tony Burton of Civic Voice

Can localism create a new alchemy between communities?

David Parry of Cluttons

‘Affordable housing’ makes market housing unaffordable”

Martin Goddall

Goodall on... the National Planning Policy Framework

Occupying the future

Max Martinez and Rebecca Smidt of Space Syntax

Low carbon and property values

Does less carbon mean more value? Asks George Fowkes

Cities Outlook

Alexandra Jones of Centre for Cities

Technology

IBM’s Frank Beck on the new opportunities for cities

London’s Sounding board

Peter Murray, chairman of NLA

What next for design?

Anna Scott-Marshall of the RIBA

Supporting Communities fund

RICS’ Jo Shockley discusses the award of funds for neighborhood planning

Live/Work

Tim Dwelly, director of the Live/Work Network

Greening Victoria

Land Use Consultants’ Emma Deen on the positive influence of greening the public domain

Green Belt

Dr Nicholas Falk on greening London’s green belt

Taking the Tube to Battersea

Baroness Jo Valentine, CE of London Firs

Planning a friend of enterprise

Savills’ Charles Collins

Shaping London

Terry Farrell on London’s high streets

ISSUE 79 OCTOBER-DECEMBER 2011

Leaders

London can benefit from NPPF design Policy

A passion for the public realm

Peace in the parks

Opinions

David Rycroft

From NIMBY to Pimby-a change in flavour for London

Jeff Field

“Prior approval” stage suggested for deregulating “offices-to-resi”

Nigel Hewitson

Immunity from listing- lessons from Broadgate

Paul Finch

Style wars miss the point

Christian Drage

The planning gurantee-or what?

Martin Goddall

A storm of protest

Micheal Bach/David Brock

No sense of Place

Andy Rogers

Nudge,nudge, wink,wink- say no more

The Lecture-The Planning Sytsem

Sir Simon Jenkins

Trust for the future

The London Riots

Space syntax

Views Management

Richard Coleman

New Parliament Square views established

Use Claases Order

Matthew Spry and Nicola Furlonger

Business space to offices-the opportunity in London

Garden Cities

Emma Cariaga

Let’s be brave and plan for the long term

Olympic Legacy

Richard Brown

The games will change the perceptions of a place

Thames Hub

Huw Thomas

The Thames Hub

Housing and the Draft NPPF

Ben Derbyshire and Riette Oosthuizen

Yes! In our backyard-making localism work

Localism and Growth in London

Michael Lowndes

Mind the gap

Trees

Tony Edwards

A policy for planting trees in London

Blog-Neighbourhood Planning

Jim Murray

The Bloomsbury Village plan

Energy

Brian Mark

City Heart

Retail

Alice Phillips

Five ways to Save the High Street

PLANNING IN LONDON YEARBOOK 2012

Leaders

A world city needs big ideas,big decisions

Ignorance is not bliss

Opinions

The new shape of planning

Paul Dimoldenberg

Localism-how did a good idea go so wrong?

Seema Manchandra

Neighbourhood plans to take off or will LDFs take the strain?

Rob Perrins

It’s about attitudes and relationships

Roger Hepher

The possibility of change might encourage new thinking

Sarah Gacenta

We should be wary of the cuts eroding civic values

John Corey

Bermondsey’s new Localism has not been without hitches

Robert Evans

Funding infrastructure remains a major challenge

Baroness Jo Valentine

Don’t let reforms stymie the economic benefits

Angela Brady

From policy to action

Julian Barwick

The draft NPPF is a welcome provocation

Giles Dolphin

O tempora,o mores!

Keynote interview

Nick Cuff

A new CILver lining for every London borough …

2012 Preview:the issues for the year ahead

London Planning Awards:the capitals best schemes

Borough Profiles:People,policies,opportunities

Briefing

Terry Farrell

Think like a fox

--------------------------

ISSUE 81 APRIL 2012

5 LEADERS

Bad landlords make poor planning authorities;

Planning – who pays?

8 BRIEFING

Performance statistics .pdf; The view from London First;

planning for real in Bloomsbury; ¡PILLO!; London

Planning & Development Forum; making sense of

design review in the capital

22 OPINIONS

The budget and the

National Planning Policy Framework and summary .pdf;

 Aview from the North – Nick Johnson; Why not a

power station?– David Rycroft; Turning the tide –

Caroline Pidgeon; Westminster’s parking madness –

Tony Lorenz; Better intelligence – Giles Barrie .pdf

27 ANDY ROGERS

Diamonds are a girl’s best friend; sponsorship for

station names

29 FROM DEPARTMENTS TO APARTMENTS

Arita Morris .pdf

32 PLANNING vs UNPLANNING IN DOCKLANDS

Nigel Moor

38 OLD ICONS AND NEW PRETENDERS

Nigel Hewitson

36 SPEED DATING FOR BOROUGHS & DEVELOPERS

Colin Marrs .pdf

41 MANAGING THE RISK OF SURFACE FLOODING

Peter Quarmby

43 LEARNING TO LIVE WITH HIGHER DENSITIES

Paul Finch

44 CIVIL SERVANTS WORKSPACE TO DELIVER VALUE

Sherin Aminossehe .pdf

46 HAVE ARCHITECTS LOST SOCIAL PURPOSE?

Ben Derbyshire .pdf

50 LONDON’S DIGITAL INFRASTRUCTURE LAGS

Adam Malik .pdf

52 BOOKS

Royalty re-designed by Terry Farrell reviewed by Ian

Fogden; The Temporary City by Peter Bishop and

Lesley Williams reviewed by Lee Mallett

54 PLANNING & ENVIRONMENT

REFERENCE GUIDE .pdf

57 SUBSCRIPTION FORM

58 SHAPING LONDON

Sir Terry Farrell: Influence on the urban stage

59 ADVICE DIRECTORY .pdf

---------------------------

PiL82 July-Sept 2012

LEADER

5 Diminishing viability; Another formula for stasis

KEYNOTE

7 NPPF and the Localism Act, Rosemarie MacQueen

BRIEFING

10 Performance: steady as it goes

12 LONDON FIRST

Marks out of nine? – Faraz Baber

The case for Crossrail 2– Lord Andrew Adonis

15 CLIPBOARD

16 Localism – the changing face of London

– Robert Gordon Clark

18 LETTERS

Bomber Command’s shame – Tom Ball;

What’s the fuss? – Bryan Avery

19 ¡PILLO!

20 LONDON PLANNING & DEVELOPMENT FORUM

– Working with CIL and amending the London Plan

23 Smart cities – world congress

– Lluis Gomez

24 Culture and creative industries

– Nicholas Paget-Brown

26 The London Plan and affordable housing

– Duncan Bowie

27 ANDY ROGERS

– Pooh and the Planners

FEATURES

29 London world city: the next decade

– Greg Clark

32 Monetisation of planning

– Roger Zogolovitch

34 Londonism: Boris’s agenda for the next four years – Nigel Moor

36 Evolving London

– Tom Bolton

38 Delivering power to the city

– Mark Boleat

41 Neighbourhood planning – Simon Ricketts and

The King’s cross neighbourhood forum – Robert Milne

45 Can a city operate with two hub airports?

– Michael Schabas & Jo Valentine

48 MASTERCLASS

Certificates of Appropriate Alternative Development

– Paul Singleton

49 Basement extensions

– Malcolm Dowden and Helen Hutton

51 How equitable is Paris’ Vélib bike-share scheme?

– Elise Baudon and Stefanie Wessner

54 PLANNING DIRECTORY

Boroughs and authorities

58 SHAPING LONDON

Sir Terry Farrell – From Wrenaissance to Wregeneration

59 ADVICE

Consultants and services

---------------------------

PiL83 Oct-Dec 2012

LEADERS

5 Politicians who abuse planning are hypocrites; A new hub airport

KEYNOTE

7 Planning reform is needed – Shaun Andrews

10 BRIEFING

Applications fall along with performance; What they say about the Government’s proposed further reforms of planning; More homes for rent – Sir Steve Bullock; Boris’ Organogram – LGA; Protecting community hubs – Sir Merrick Cockell;‘Build to let’ coming closer – Roy Pinnock; Intimidating – but in a good way – Jackie Sadek; Localism without incentives is looking like a fiasco – Tim Leunig; The presumption in favour of sustainable development – Martin Goodall; new Ministerial responsibilities – DCLG

16 LONDON FIRST

The next phase of planning reform – Faraz Baber; What happens after the ‘Mobot’? Tax proposals threaten to undermine the economy

19 CLIPBOARD

20 Oxford Street: buses in the air – Bryan Avery & Brian Waters

22 LETTERS

A coup in Fitzrovia – Peter Bauer; Bargain basements?

– Andrew Rogers

23 ¡PILLO!

20 LONDON PLANNING & DEVELOPMENT FORUM

– New growth outside London and the NPPF and the boroughs

27 The Queen of Shops gathers pace – Jake Stafford

28 Greening London – Victoria Thornton

31 ANDY ROGERS: The Catalyst Conspiracy

FEATURES

32 Measuring social sustainabilty

– Nicola Bacon

33 Take Crossrail to Stansted

– Michael Schabas and Brian Waters

38 BOOK: The globalisation of modern architecture – Robert Adam

39 Towards a charter for London’s public spaces

– Matthew Carmona

42 The Olympic Park – a legacy for spatial planning?

– Nigel Moor

44 INTERVIEW: A date with density – Lee Mallett interviews Philip Turner

48 Localism – is it an opportunity or a threat?

– Nyree Ambarchian

50 LONDON FESTIVAL OF ARCHITECTURE: We are the Ovaltownies... – Lee Mallett

54 NEW TOWNS: Everything to be gained!

– Patrick Clarke; Creating Garden Cities

and Suburbs today – Katy Lock

60 Thinking about housing design – Julian Hart

62 PLANNING DIRECTORY

Boroughs and authorities

66 SHAPING LONDON: Sir Terry Farrell –Thames estuary parklands back at the top of the agenda

67 ADVICE

Consultants and services

----------------------------

PIL84 YEARBOOK 2013

Page: 3 Leader: Growth Agenda

Keeping Up with the Victorians

5 Leader: B1 to C3, and aviation policy

At last! Offices to resi’ will free up the market.

Chocks away for a new hub

6 Opinions

Planning in London in 2013 will be challenging – thinks Mike Hussey

Architects, and planners, should quit bricking it – says Sarah Gaventa

How should we measure sustainability and well-being asks Matt Bell?

7 Opinions: Planning in London 2013

Planning will be the new cool in 2013 – thinks Seema Manchanda

We need to increase airport capacity – Keith Hearn reminds us

Co-operation is best for neighbourhood forums – suggests Ivan Tennant

8 Opinions: Planning in London

Paul Dimoldenberg enthusiastically welcomes back the parish pump

Westfield will hit its triple whammy in 2013 – predicts Simon Cochrane

Performance Agreements point the way – say Will Lingard and Matt Humphreys

9 Opinions: Planning in London 2013

Implementing CIL is complicated – writes Duncan Bowie

London’s cheek-by-jowl life-style needs good design – says Pat Brown

Small business needs more help from planning- argues Angus Boag

10 Opinions: Planning in London

Ealing has an historic feeling for film – explains Harry Handelsman

2012 was busy, but 2013 will be busier – thinks Trevor Goode

Don’t do it! – John Walker argues against allowing offices to resi’

11 Opinions: Planning in London 2013

Hotel operators will still want more – thinks David Rugg

Next stop- Battersea Power Station – says Nick Cuff

A recipe for a legal beanfeast – is how Julian Barwick sees 2013

12 & 13 Keynote Interview: London’s Aviation Policy

The battle for London’s skies: Boris has put Daniel Moylan in to bat as his aviation advisor and in 2013 the flak is going to fly over where extra airport capacity should go, writes Lee Mallett

14 & 15 Preview 2013

Damned statistics…The 2011 Census figures revealed much bigger increases in London’s population than expected. Implications for development will be a big topic for 2013, predicts Lee Mallett

16, 17 & 18 Preview 2013 London’s Housing Crisis

London’s housing crisis deepens – unpredicted levels of increase in London’s population in the 2011 Census have holed London’s housing policies. How have we got it wrong and can we plug the gap? Asks Lee Mallett

19 Preview 2013 London’s Housing Crisis

Barriers to housing delivery – London’s housing market is a series of barriers, according to housing researcher Molior.

Debunking the landbanking myth

Developers only have themselves to blame

20, 21, 22 & 23 Preview 2013: London’s Town Centres

Outer London’s fading charms – London’s town centres are failing to provide what Londoners want, the GLA planning committee was told by the man responsible for delivering their greatest competitor

22 & 23 Shop ‘til you drop – if you can find one open – Chris Bown reviews what is ailing London’s existing town centres

24 Preview 2013 London’s Economy and Commercial Centres

London’s case for secession grows – Chris Brown

London Economy

The City – banking in decline

25 Westminster – international appeal

Docklands – maturing

Olympic benefits

First impressions

27 Second act

International Quarter and Infrastructure

Boroughs benefit

28 & 29 Preview 2013 The impact of CIL

Very taxing: is viability vanishing as CIL hits London?

31 London: the city that never rests – Roger Hepher of Savills

33 Confidentially, viability is the key… - Pinsent Masons

35 A guide to planning, policies and opportunities in London’s 33 boroughs

36 London Borough of Barking & Dagenham – Jim Kehoe

Housing

Business and industry

Planning focus

37 London Borough of Barnet

Forging ahead

Colindale and Mill Hill East

Brent Cross/ Cricklewood

One Barnet

38 London Borough of Bexley – Peter Ellershaw

Bexley is one of London’s greenest and cleanest boroughs.

39 London Borough of Brent

Regeneration to provide new homes

Progress at Wembley

South Kilburn

Alperton

40 London Borough of Bromley – Jim Kehoe

Building a better Bromley

41 London Borough Of Camden

Delivering growth in Camden

Community investment

Neighbourhood planning

42 London Borough of City of London

43 London Borough of Croydon – Mike Kiely

On Site & On Its Way

44 London Borough Of Ealing

45 London Borough Of Enfield

Building a better Enfield

46 London Borough Of Greenwich

47 London Borough Of Hackney – John Allen

Places

48 London Borough of Hammersmith & Fulham

49 London Borough of Haringey – Mark Dorfman

A plan for Tottenham

Elsewhere in Haringey

50 London Borough Of Harrow – Stephen Kelly

Harrow’s New Heartbeat

51 London Borough of Havering

52 London Borough Of Hillingdon

53 London Borough of Hounslow

Brentford

Hounslow

54 London Borough Of Islington

LDF Progress

55 London Borough of Kensington & Chelsea

56 London Borough of Kingston

Local Development Framework progress

57 London Borough of Lambeth – Alison Young

58 London Borough of Lewisham

Love Lewisham

59 London Borough of Merton – John Hill and James McGinlay

Sites and policies plan

60 London Borough of Newham – Jo Negrini

61 London Borough of Redbridge – Mark Lucas

Planning certainty

62 London Borough of Richmond Upon Thames

A high quality environment

63 London Borough of Southwark

64 London Borough of Sutton

Creating a Sustainable Suburb

Stanley Park High School

65 London Borough of Tower Hamlets – Owen Whalley

Energising policy

66 London Borough of Waltham Forest

Blackhorse Lane

Wood Street

67 London Borough of Wandsworth

number one for service and value

68 London Borough of Westminster

69 Briefing –

London Planning Statement

Gummer of hope on the Horizon

70 & 71 Little change over the year

Summary: England

72 & 73 ‘Orbirail’ gets all the way around – Sir Peter Hall

74 The View From London First:

Performance matters – Faraz Barber

74 & 75 The First London Property Summit

76 Crossrail 2 – serious planning must begin now

77 What do you think of it so far? – Andy Rogers

80 Briefing – Shaping London – Terry Farrell

Big Bang v. incremental approach – let’s plan first, then design

---------------

PiL85 April-June 2013

5 LEADERS

Offices to homes will still boost the economy; Learning from abroad

7 NPPF ONE YEAR ON

Stuart Irvine & Karen Cooksley

8 BRIEFING

Number of planning applications falls again; The failure of planning – John Kay; The new ‘suck it and see’ approach to planning? – Michael Bach; Living in the office – Nigel Hewitson; From boardrooms to bedrooms – reactions to offices-to-homes; ‘Another round for

Centre Point; What they said about the Budget

16 LONDON FIRST

Localism is becoming more potent and popular than first thought – Faraz Baber; London planning awards: winners

20 LOVE LDN

21 CLIPBOARD

22 GREENSKY THINKING

Building the city of tomorrow – Victoria Thornton

23 NEW LONDON AWARDS

Looking for the capital’s best projects

24 LETTERS

Alfred Munkenbeck on discharging conditions

& Drummond Robson on Kublai Khan’s methods

25 ¡PILLO!

26 LONDON PLANNING & DEVELOPMENT FORUM

Debating ‘from offices to homes’ and planning without plans

29 THE RED TAPE CHALLENGE

– Roger Hepher

31 ANDY ROGERS

Still no National Planning Policy Statement on transport

FEATURES

32 LEARNING FROM PARIS

What London could learn about regeneration from Paris – Nicholas Falk

34 LONDON’S DIGITAL ECONOMY

London offices and the tech boom

– Guy Grantham

36 HOME WORKING

To ban or not to ban home working?

– Paula Wynne; Bedroom tax will undermine efforts – Live/Work Network

38 COMMUNITY INFRASTRUCTURE LEVY

Whose community infrastructure is it anyway?

– Nigel Hewitson

39 CHELSEA BARRACKS

The soap opera – Jason Tann

40 DESIGN

Who designs buildings, estate agents or architects? – Robert Adam;

Achieving good design – Julian Tollast

43 DOCKLANDS RULES. O.K.!

The area responds – Nigel Moor

46 RIGHTS OF LIGHT

New rights of light – Anthony Aitken

47 USE CLASSES ORDER

Do we need to control uses? – Brian Waters

50 URBAN DESIGN

Planning for a more successful high street – Carlos da Rocha

52 MODERN LIVING

Modern gains – Darren Stacey

54 NEIGHBOURHOOD PLANNING

Community commissioned neighbourhoods – Levent Kerimol

60 SHAPING LONDON

John Letherland on Taming the urban motorway

65 PLANNING AND ENVIRONMENT REFERENCE GUIDE

60 ADVICE

Consultants and services

---------------

PiL86 July-October 2013

5 LEADER

London’s governance is not up to the job

6 BORIS’ AMBITIONS FOR LONDON

7 VIEW FROM THE SHARD

A new perspective on London’s regeneration, Barney Stringer

10 INVESTING IN BRITAIN’S FUTURE

how the Spending Review was reported ...and some of the responses

12 OPINION

Will efforts to boost house building end up boosting prices? – Nigel Morton; Shops to housing: is this really such a good idea? – Michael Bach

14 BRIEFING

Planning performance: applications continue to slide

16 LONDON FIRST

The known unknowns; London development delivers annual £1.1bn boost for regional economies; nominations now open for the 2013/14 London Planning Awards

19 CLIPBOARD 21 ANDY ROGERS

The purpose of planning

22 LETTERS

From Patrick Inglis and Stephen Heath

23 ¡PILLO!

24 AIR QUALITY

as a constraint on development, Jon Pullen

25 SPECIAL FEATURE

THE ROAD TO RENEWAL – FARRELLS

Taming the urban motorway. “We must reclaim London’s Inner Ring Road and make new pedestrian places”, argues Farrells partner John Letherland

33 REGENERATION

The regeneration of Borough Market, Ken Grieg

36 LONDON PLANNING & DEVELOPMENT FORUM

Future directions for employment and office space in London; the NPPF a year on

34 HOUSING

Tackling Westminster’s housing issues. Reporting Knight Frank’s WPA seminar

42 EXCAVATING BASEMENTS

Basements in London: Helen Hutton considers the law and new policies

44 GENTRIFICATION

– urban improvement areas. Recent relaxations in control of uses may help run-down areas

46 CHANGES OF USE

The technical challenges in converting offices to homes are set out by Luke Tozer

59 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

53 SHAPING LONDON

Sir Terry Farrell: Bridging London’s Grand Canyon

65 ADVICE

Consultants and services

------------------------------

PiL87 October-December 2013

page

5 LEADER

Back to basics

7 GREEN VISION FOR A HUB AT STANSTED

Bryan Avery

8 SHOPS TO HOUSING

What is proposed? what can it deliver? – Michael Bach;

Will it save town centres? – Robert Adam

12 THE CHALLENGES FACING PLAN MAKING

Ernest Amoako

14 BRIEFING

Performance: Activity continues to slide

16 LONDON FIRST

Investor confidence is paramount to London’s continued growth; An infrastructure manifesto for London; Biggest threat to London’s future; Step-change in house building called for.

19 ¡PILLO!

20 LONDON FINANCE COMMISSION

Devolution for the Capital

22 WEST END COMMISSION

Defining the West End

26 THE LONDON SOCIETY

Clive H Price

26 CLIPBOARD

29 ANDY ROGERS

From control to management in easy stages

30 LONDON PLANNING & DEVELOPMENT FORUM

Townscape character, the Thames Tideway Tunnel and the Port of London

FEATURES

35 CREATING THE NINE ELMS LINEAR PARK

– Seema Manchanda

38 LONDON: THE COMPACT CITY – A VISION FOR 2033

– Richard Rogers

42 HOUSING

A Pocket for the squeezed middle

– Marc Vlessing

44 THE OFFICE

– Frank Duffy

47 TOWN AND VILLAGE GREENS

– Rosalind Peckham

49 CUTTING THE RISK OF JUDICIAL REVIEW

– Sarah Easton

51 IN THE REALM OF THE PUBLIC’S SENSES

– Lee Mallett

55 BOOKS

Planet Property – Peter Bill;

The Greened House Effect – Andrew Catto

59 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

61 SHAPING LONDON

Sir Terry Farrell: The origin of cities

65 ADVICE

Consultants and services

——————————————

PiL 88 JANUARY-MARCH 2014

5 LEADERS

Airport strategy is a sad failure of nerve and imagination; Little supply, lots of demand

7 IN PICTURES

Don’t Move, Improve!

8 THE FARRELL REVIEW

Sir Terry Farrell tells us what we need to make

our environment better

10 OPINION

Ian Fletcher of BPF on innovation, Barney Stringer of Quod on CIL and The Housing Forum on the Mayor’s draft strategy

14 BRIEFING

Performance: more housing decisions and more applications; Roger Hepher on the Red Tape Challenge; more on moorings; the Autumn Statement

18 LONDON FIRST

The New Year’s resolution for meeting London’s growth; Business chiefs demand politicians end 50 years of dithering and Let Britain Fly; Shortlist unveiled for prestigious London Planning Awards

21 ¡PILLO!

22 CLIPBOARD

24 ANDY ROGERS

A planning policy quiz for 2014

26 LONDON PLANNING & DEVELOPMENT FORUM

The Farrell Review, GLA’s draft housing strategy and further alterations to the London Plan

31 LONDON’S HOUSING CRISIS

Mayor plans new London housing enterprise zones; Outer London boroughs falling behind in housing delivery; Build-to-rent on the up; Assembly welcomes tax on overseas residential investors; Homes for older Londoners;

34 CALL FOR FRESH CONSENSUS ON NEW TOWNS

– Megan McFarlane and Jen Pearce of the BSHF;

37 LONDON’S RISING POPULATION

– Ian Trehearne

40 ONLY RADICAL REFORM CAN SOLVE THE HOUSING CRISIS – Tom Papworth;

41 EXCEPTIONAL YEAR FOR CAPITAL VALUES

– H-S-C Research

TOWN CENTRES

43 TOWN CENTRES NEED TO ADAPT TO PROSPER – Will McKee, CEO of Accessible Retail

45 REDEFINING THE SHAPE AND PURPOSE OF TOWN CENTRES – Adam Pyrke of Colliers

47 BOOKS

What’s wrong with urban planning in Britain today – Sir Peter Hall introduces his new book

49 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

53 SHAPING LONDON

Sir Terry Farrell: International trade continues to enrich our economy and improve our lives

55 ADVICE

Consultants and services

---------------------------

PiL 90 July-September 2014

page

5 LEADERS

Holiday over for short-term letting?

Choosing growth

7 IN PICTURES

RIBA National Awards: London winners

10 RICHARD ROGERS

Architecture lifts the spirits when buildings

rise above stars

12 OPINION

Marnix Elsenaar: Quit blaming and get building; Jo Valentine: The Help to Buy smokescreen;

Michael Bach: Short-term lets in London; the Prince’s Foundation: Mid-rise housing

has a key role to play; Martin Goodall: Common sense about the Green Belt; Helen Marcus: Thames Tideway Tunnel and flooding; Ike Ijeh: The contradictory Mr Rees; Lee Mallett: The healing power of design;

20 BRIEFING

In the year to March 2014, residential decisions increased by 8 per cent;

22 Planners and developers urged to consider local character; Application approvals unchanged since NPPF, say Turley; Shopping preferences

24 QUEEN’S SPEECH VOX-POP

What they said about the Queen’s Speech: BPF, Pinset Masons, Martin Goodall, CBRE, CBI, London First, RIBA

27 ¡PILLO!

28 LONDON PLANNING & DEVELOPMENT FORUM

Foreign investment in our ‘World City’ – and how we can now build tall: Yolande Barnes of Savills and Jane Richards of WSP

31 IN PICTURES

Skyscrapers

32 LONDON FIRST

London Plan should include a new policy on densification; Put the Mayor in charge of Old Oak Common; TfL/Network Rail launch new consultation on Crossrail 2

34 CLIPBOARD

36 ANDY ROGERS

Planning by Numbers

37 THE HOUSING CRISIS

Claim and counter claim: Peter Eversden

40 CPRE’s VIEWS

Seeking neighbourhood liveability for all:

Rosalie Callway

44 SUPERDENSITY can reinforce street life, &

46 SUPURBIA: intensifying the suburbs

Ben Derbyshire

48 NEIGHBOURHOOD PLANNING

takes root in London: Oliver Jefferson

50 2014 WOLFSON ECONOMICS PRIZE

Where’s ‘Next’ for London: James Gross and Jenni Montgomery

54 HEALTH AND PLANNING

Tackling wellbeing and health inequalities through planning: Michael Chang, Sam Cuthbert, André Pinto and Rachel Flowers

56 PLANNING FOR AN AGEING POPULATION

Roger Battersby

59 ODOUR IN PLANNING

New IAQM Guidance on Odour Assessment for Planning: Dr Jon Pullen

61 BOOKS

Lee Mallett on Shaping the City; Duncan Bowie on Olympic Housing; Frank Duffy on Cubed; Brian Waters on The Other Side of Eden

65 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

69 EIAs AND PLANNING

Reducing the ‘burden’ of EIA on the planning system: Tom Wells

70 SHAPING LONDON

New town centres and an old sense of place: Sir Terry Farrell

71 ADVICE

Consultants and services

---------------------------

PiL 91 October-December 2014

page

5 LEADERS

It’s big picture time, The value of up-to-date local plans, Three cheers for ‘three tiers’, More homes, affordable homes

7 OBITUARY

Sir Peter Hall by Michael Edwards

8 WILL ALSOP

Knock nothing down

10 OPINION

Proposed changes to EIA screening thresholds, Tom Wells; A model for Pocket-ing a piece of London, Nick Cuff; Business leaders call on public to ‘speak out’ on new runways, Let Britain Fly; Managing growth, Peter Dijkhuis; Breaking out of the planning mould, Marnix Elsenaar; A forward looking planning manifesto & More planning changes on the way, Martin Goodall; All change: Office-to-residential permitted development right changes, Jacqueline Backhaus; The sell-off risks wasting millions, Chris Bown; Is London too small? – Barney Stringer

20 BRIEFING

Performance: Jump in major applications decided in 13 weeks; Office conversion plans are 'very real threat' to key business districts says the Mayor; Westminster City ‘Super-group’ plans to merge housing, planning and growth; “Planning system a barrier to a new garden city” – Wolfson winner; Seifert's Tower 42 refused listing; DCLG figures show take-up of new Permitted Development rights;

25 ¡PILLO!

26 LONDON PLANNING

& DEVELOPMENT FORUM

Infrastructure and more planning reform. Discussions led by Dan Lewis and Marnix Elsenaar

30 LONDON FIRST

The economic impact of London’s housing shortage: London ‘brain drain’ fear as employees threaten to quit capital over housing costs

33 CLIPBOARD

36 ANDY ROGERS

Can planning ever be ‘streamlined’?

37 GARDEN CITIES

a perspective from the Shelter/PRP team, Andy von Bradsky; Wolfson winners: Grow your own garden city, David Rudlin and Nicholas Falk: A 21st Century garden city for Oxford?

44 SIR RICHARD MACCORMAC

Sustainable Suburbia – a tribute

49 PLACE MAKING

The Thames estuary in a post-car metropolitan urban era: Lars Christian

52 SMITHFIELD

What next? Jason Tann

55 TECH AND THE CITY

– not such a happy combination: Jeff Nottage

58 PLANNING

Can planning be credited with London’s success? Jim Hubbard

61 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

65 SHAPING LONDON

Bridging the gap: The river is more a divider than attractor; low-level bridges may change this says Sir Terry Farrell

67 ADVICE

Consultants and services

-------------------

PiL92 Jan-March 2015

5 LEADERS

More vision, less planning is needed now; Planning

and the amnesia problem; An unhelpful mixture

8 OPINION

Inquiry into the operation of the NPPF, Michael

Bach; Place Alliance: raising the issue of Place

Quality, Matthew Carmona and Lucy Natarajan;

Whatever happened to planning in London?

Amanda Baillieu; Further planning changes

put off until after the election, Martin Goodall

12 BRIEFING

Performance: Improvement in speed of major

applications decided continues; Reactions to the

Autumn Statement: Victoria Bullock, CBRE,

Marnix Elsenaar; Lord Rogers attacks garden cities

again; Call for release of green belt to boost

growth; Growing uptake of new shop and farm

building conversion rights; PD rights to yield 13,000

new homes; Boris approves Garden Bridge

19 ¡PILLO!

20 LONDON PLANNING

& DEVELOPMENT FORUM

London Infrastructure Plan 2050 with Suzanne

Moroney

26 LONDON FIRST

Momentum builds behind Crossrail 2; London First

responds to the Autumn Statement; Infrastructure

summit returns; Making build to rent happen

33 CLIPBOARD

34 ANDY ROGERS

PiL New Year quiz

35 GROWTH

A positive view for London’s economy, Savvas

Savouri

37 Big, bold, global, connected, Andrew Jones, Tom

Venables, and Roland Chanin-Morris

41 What does Lyons mean for London? Nick

Belsten

Shoreditch is getting taller, Georgina Holden p.64

46 Is the planning system a barrier to growth?

Shaun Andrews

48 Going for growth, Simon Chinn

49 NON-PLAN: AN EXPERIMENT IN FREEDOM

Reyner Banham, Paul Barker, Peter Hall and Cedric

Price

60 A rethink for planning, Drummond Robson

61 GARDEN CITIES

2015 – a good year for garden cities?

Duncan Bonfield

64 SHOREDITCH

Shoreditch is getting taller, Georgina Holden

70 LONDON INFRASTRUCTURE

Connecting opportunities, Susan Emmett

72 What if our cities became all-electric?

Barny Evans

74 SHOPPING

The Pop-Up revolution, Ian Anderson

76 RETIREMENT HOUSING

Gráinne Gilmore

78 FLOOD RISK IN LONDON

Planning for a changing climate, Ian Joyner

81 PLANNING AND ENVIRONMENT

REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

85 SHAPING LONDON

Sir Terry Farrell

67 ADVICE

Consultants and services

----

PiL93 APRIL-JUNE 2015

page

5 LEADERS

More vision, less planning is needed now; Peace in our parks

7 IN PICTURES

A bridge from Nine Elms to Pimlico

10 REPORT Last fling for Pickles?

– Andrew Rogers

11 OPINION

REAL reform of the planning system?

– Martin Goodall

13 BRIEFING

Planning performance, London Boroughs and England: Applications and decisions generally on the rise;

16 THE POLITICS OF PLANNING

The first open meeting of the National Planning Forum held with the Cambridge University Land Society and LP&DF took place on Thursday 26th February sponsored by Development Securities plc and Dentons. Drummond Robson reports the event in his usual thorough manner.

24 CLIPBOARD

25 ¡PILLO!

26 LONDON PLANNING & DEVELOPMENT FORUM

London’s Transport and Growth: discussion led by Lucinda Turner and Christian Wolmar; the Challenges of London’s Growth led by Duncan Bowie; and Blockbusters led by Eric Sorensen. Hon. Sec. Drummond Robson minuted the March Forum.

38 LONDON FIRST

Temples and tunnels among winners of top planning awards; Time to re-evaluate Green Belt to help solve the housing crisis

41 LONDON PLAN

Peter Eversden gives his personal views on the Inspector’s report

44 ANDY ROGERS

Appealing conundrums

MANIFESTOS

45 Planning for a better future

Mike Kiely presents the Planning Officers’ Society’s planning manifesto for the next government

51 A manifesto for industrial real estate

The BPF’s manifesto, A Vision for UK Property sets out the enormous contribution that real estate, in its many guises, makes to both the UK’s social and economic infrastructure writes Melanie Leech

54 A transport strategy for a sustainable London

Transport offers some of the biggest opportunities to make radical changes towards making London more affordable, liveable and sustainable says Christian Wolmar

57 Crossrail 2+3

Lars Christian outlines an opportunity to deliver a mid 21st century transport system half a generation early

61 MIDTOWN BID

BID plan gets the backing of 88 per cent of

businesses in Midtown writes Tass Mavrogordato

65 THE LONDON PLAN REVIEW

Duncan Bowie sets out the challenge to the

compact city approach

66 Pocket’s new crowdfunded affordable housing bond

67 TOMORROW’S HOME

For urban designers, working on developments that will take decades to realise, an insight into the lifestyle of future generations should be essential says Robert Adam

70 STREETS

We should Create Streets for people to fall in love with not stockpile a second generation of public resentment says Nicholas Boys Smith

72 KOWLOON WALLED CITY

The architecture of a mini-city

With ‘densification’ on the agenda in discussion of London’s housing crisis, photographer Ian Lambot recalls his Life in Kowloon Walled City

78 CITY VILLAGES

Duncan Bowie analyses the arguments put forward in the just-published IPPR report City Villages

80 WASTED SPACE

From wasted space to living spaces

Danielle Sinnett and Paul Miner outline the main national and London-specific findings of, and the Government response to, a new report published by the Campaign to Protect Rural England (CPRE) on the availability of brownfield land for housing

82 EAT & DRINK

Mayfair and Middlesex Street

Mark Charlton introduces Eat & Drink London, a new Colliers International research study which provides insights into the property market that serves London’s rapidly evolving food and beverage sector

84 AIR QUALITY

How developers should mitigate air quality impacts

Jon Pullen explains the release of a new position statement on the mitigation of air quality impacts

86 RECYCLING

Recycling materials in commercial buildings

The property and construction industry has long been concerned with recycling but as new technologies and systems become available are we doing all that we can to minimise waste asks Graeme Murray

88 BOOK

Sustainable London? The future of a global city

– Reviewed by Andrew Rogers

89 PLANNING AND ENVIRONMENT

REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

93 SHAPING LONDON

Starter homes: design moves up the agenda

The constant challenge for the design profession is to meet demands and retain relevance in a changing economic, environmental and cultural landscape says Gary Young of Farrells

95 ADVICE

Consultants and services

------------------------

PiL94 July-September 2015

5 Transport for London – a case of Jekyll and Hyde, Airport capacity

– let the market decide

7 BRIEFING

Election Reactions Duncan Field, Alice Eggeling, Trevor Ivory Michael Pocock, Paul Finch and Angus Walker

13 Housing in London boroughs

14 PERFORMANCE

17 per cent more residential permissions than a year ago;

17 Vacant building credit: Simon Ricketts

18 Making the London ‘City Region’ work – Catriona Riddell

19 Budget reactions

The ‘second budget’ paper released on 10 July 2015 focusses on housing and planning

20 Clipboard

21 Pillo

22 LP&DF

Where next for planning in London? and is Superdensity too much of a good thing?

30 LonFirst

Almost half of London boroughs failing to hit housing targets; Creating a ’21st Century Domesday Book’ for London

33 AR

Spot the difference

35 HOUSING

More developers and more approvals needed – Charles Mills

37 TOWN CENTRES

London’s top second-tier town hotspots revealed – Iain Painting and Victoria Bullock

40 LONDON LAND COMMISSION

The opportunities far outweigh the challenges says Amena Matin

42 SUPERDENSITY – THE SEQUEL

Andrew Beharrell introduces the latest thinking by top housing architects

46 BUILDING GREATER LONDON

Ben Derbyshire looks towards an end to the Capital’s crisis of affordability

54 OFFICES

The changing dynamics of office demand – Ciaran Gunne-Jones

56 PUBLIC CONSULTATION

New approaches – Penny Norton

59 HOUSING

What could possibly go wrong? – Michael Edwards

64 DELIVERING LONDON’S GROWTH

Where to next? – Shaun Andrews

66 PLACE BRANDING AND LONDON – Roger Hobkinson

69 Guide

73 London’s future, considered today – Farrells’ Nigel Bidwell

75 Advice

------------------------

PiL95 October-December 2015

HOUSING & PLANNING BILL

– insert after page 11

page

5 LEADERS

Disruptive change is not necessarily bad; Better resourcing for planning departments; PINS unstitched

7 THE ARCHITECTURE OF CROSSRAIL

Brian Waters interviews Julian Robinson,

head of architecture at Crossrail

12 THINK SMALL

Kelvin Campbell: A system for small change

– on a massive scale

13 RETHINKING AFFORDABLE HOUSING

Riëtte Oosthuizen

14 A VISION FOR PLANNING

Roger Hepher is minister for the week

16 OFFICES TO RESIDENTIAL

C3 or not C3, that is the question

for Laurence Brooker and Will Lingard

18 PERMITTED DEVELOPMENT RIGHTS

– Alastair Gaskin

19 EVERYTHING WAS NEW ONCE – SO WHY BE

  FRIGHTENED OF THE FUTURE?

–Paul Finch

20 BRIEFING: PLANNING PERFORMANCE

Residential permissions on the rise

23 OPINION: How to ‘fix’ the planning system

– Martin Goodall

24 CLIPBOARD

25 ¡PILLO!

26 LONDON PLANNING & DEVELOPMENT FORUM

Outer London Commission, the London Land Commission and employment forecasts

34 LONDON FIRST

Insights and ideas from

the team at London First

37 ANDY ROGERS

You don’t know what you’ve got till it’s gone

39 THE TOWERS OF LONDON,

AESTHETICALLY CONSIDERED

– Bryan Avery

47 POCKET HOMES

Homes for city makers – Marc Vlessing

49 POLITICS OF PLANNING

New Government, new ideas, new results?

– Andrew Forth

51 HOUSING DESIGN GUIDE

Emperor’s new housing

– Darryl Chen

54 BUILDING GREATER LONDON

Ben Derbyshire looks to an end to the Capital’s affordability crisis

54 SUPURBIA

A study of urban intensification in outer London

– Ben Derbyshire

58 AFFORDABLE HOUSING

Housing Zones, affordable housing targets and viability

– Duncan Bowie

60 ON THE BUSES

Central London buses – towards 2030

– Lars Christian and Paul Landymore

63 HOUSING – NSIP

Should housing be Nationally Significant Infrastructure?

– Kevin Gibbs and John Rhodes

66 COMMUNITY INFRASTRUCTURE LEVY

Capturing land value in Westminster

– Stephen Ashworth

69 PLANNING AND ENVIRONMENT

REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

73 BOOK

A Practical Guide to Permitted Changes of Use

by Martin Goodall

74 SHAPING LONDON

Bridging East London: Unlock housing capacity with low-level river crossings says Terry Farrell

75 ADVICE

Consultants and services

——————————

PiL98 July-September 2016

5 LEADERS

An outward-looking place; Londexit might

be good for us; Mayor calls for polices

to nurture ‘culture’

7 BORDEAUX

– wine, football, architecture: Mike Stiff

9 ANALYSIS: BREXIT AND PLANNING

Janice Morphet, UCL

12 BREXIT AND DEVOLUTION

Ben Rogers, Centre for London

13 THE NEW MAYOR OF LONDON

– what do we know? Jenna Goldberg, LCA

16 WE PLAN LONDON

Sara Dilmamode

18 THE PLANNING CONVENTION

Better planning solutions? Drummond Robson reports

20 OPINION: Offices-to-residential conversions

Martin Goodall

21 BRIEFING

22 PLANNING PERFORMANCE Increase in dwellings through change of use

26 CLIPBOARD

29 ¡PILLO!

30 LONDON PLANNING & DEVELOPMENT FORUM

New planning Act, new mayor...

38 LETTERS

Michael Bach and Martin Goodall

40 ANDY ROGERS

Prescience, or what?

41 ‘PRE-APPS’ need to get the buzz back

Grant Leggett, Boyer

43 LONDON ELECTIONS – THE OUTCOME

Snapdragon Consulting

55 TRANSPORT AND DEVELOPMENT

Mind the gaps says Nicholas Falk, Urbed

61 PUBLIC SPACES

Stephen Wojcik. Conway

65 BOOKS: Dystopia on trial

Lee Mallett reviews Cities for a Small Continent and English Planning in Crisis – 10 steps to a sustainable future

67 guide

70 SUBSCRIPTION FORM

71 SHAPING LONDON – Sir Terry Farrell

Autonomous vehicles and future placemaking

by Farrell’s Nigel Bidwell

73 ADVICE

——————————

PIL 99 OCTOBER-DECEMBER 2016

5 LEADERS

Housing: let’s start with what we’ve got, PiL 100!, Ditch the ‘master’ and just plan

7 TALL BUILDINGS

Is Londoners’ enthusiasm for tall buildings over? – Michael Bach/ *The Londonist*

9 ANALYSIS: AUTOMATION NATION

the rising impact of technology on the office: Will Matthews of Deloitte LLP

10 OPINIONS:

Relax space standards to solve the housing shortage: Martin Skinner of Inspired Homes

11 HUMAN COST OF THE HOUSING CRISIS

Dulwich MP highlights the human cost of the housing crisis: Helen Hayes

12 VIABILITY ANALYSIS

Viability analysis needs fixing: Cllr Andrew Wood, London Borough of Tower Hamlets;

14 Why viability appraisals don’t add up: Julia Park of Levitt Bernstein

16 SPACE STANDARDS

The problem with space standards: Adam Challis of JLL

19 PAUL FINCH

Why Sadiq Khan should make time to listen to architects

20 PLANNING PERFORMANCE

Applications, decisions and residential permissions all well up on a year ago

25 BRIEFING

29 ¡PILLO!

30 LONDON PLANNING & DEVELOPMENT FORUM

Londoners’ own plan for London and the success of Pocket Living

40 ANDY ROGERS

Conditions

39 rooftop development

Room for lots more homes over London: Dr Riëtte Oosthuizen and Natalya Palit of HTA Design LLP

44 GREEN BELT

A modernised green belt: Merrick Denton-Thompson, president elect of the Landscape Institute

47 HEALTH IMPACT ASSESSMENTS

Six steps to success with health impact assessments: Mark Teasdale of Indigo Planning

50 HOUSING

How the Mayor can deliver homes London needs: Katie Scuoler and Stephen Ashworth of Dentons

52 LONDON PROPERTY

Price trends revealed: Dan Lewis of the Economic Policy Centre

55 LONDON 2024

Holistic Priorities for Prosperity and Inclusion: Lars Christian, Urban Pilot

58 PLANNING CONDITIONS

Conditioning or sectioning – the jury’s still out: Roger Wilson, Architect and former Planning Inspector/Reporter

61 BOOKS: London’s Boroughs at 50: Jonathan Manns reviews Tony Travers’ book; Classical tunes for progressive planners: Lee Mallett reviews ‘The Radical and Socialist Tradition in British Planning – From Puritan colonies to garden cities’ by Duncan Bowie

65 PLANNING AND ENVIRONMENT REFERENCE GUIDE Contacts in all London boroughs

– sponsored by Colliers International

68 SUBSCRIPTION FORM

69 SHAPING LONDON – Sir Terry Farrell

Transport oriented development – the key to sustainable urbanism: Laura Mazzeo of Farrells

71 ADVICE

Consultants and services

——————————

**PIL 100 JANUARY-MARCH 2017**

5 LEADERS

More of the same during 25 years in which everything and nothing changed,

says Paul Finch; The enemy within: Lee Mallett says that planning’s real function has become that of prophylactic; Create new low-cost locations to support this great city: Brian Waters says London needs to create more cheap land

9 3-D MODELLING

The London Plan needs the third dimension, Peter Murray

11 A CITY FOR ALL LONDONERS

A challenging agenda says the London Forum of Amenity and Civic Societies

12 THE LONDON FESTIVAL OF ARCHITECTURE

Tamsie Thompson

13 OPINIONS

CAN A CAR PARK ALSO BE A PLACE TO LIVE? Well, yes, I think it can says Bill Dunster; 14 INFRASTRUCTURE, Daniel Mahoney of the Centre for Policy Studies; 15 AIRBNB, Anthony Aitken and Adrian Walker of Colliers; 16 PLANNING CONDITIONS, Martin Goodall; 17 A ‘CAR TUBE’ FOR LONDON, PLP; 19 WHAT KIND OF LONDON DO LONDONERS WANT? – Michael Bach

20 ***PiL at 100***

Readers reflect on the 25 years of planning

and development in London covered by our first 100 issues – with some glimpses of the future

20 Paul Cheshire and Barney Stringer

22 A rare scoop!

24 Michael Bach and Louis Hellman

26 Simon Moody, London area manager, Environment Agency

28 Neil Parkyn

30 Dr Nicholas Falk of URBED

31 Tim Becket of Beckett Rankine; Judith Ryser

33 Peter Murray

34 Roger Zogolovitch

35 Simon Pitkeathley

36 Take Crossrail to Stansted

37 Rob Pearson and Amy Stone of Nexus Planning on the night tube

39 ANDY ROGERS

For the times they are a-changin’ (not)

40 PLANNING PERFORMANCE

Applications received in recent years are still below the peak in 2004/05

44 neil Parkyn

The first of a series of irreverent reflections on planning

45 BRIEFING

The Mayor’s new approach to affordable housing: Duncan Bowie; Design review for Croydon; New tallest building in the City

47 CLIPBOARD

49 ¡PILLO!

50 LONDON PLANNING & DEVELOPMENT FORUM

London’s airport expansion, draft housing SPG and greenbelt swaps

59 SIR TERRY FARRELL’S BANISTER FLETCHER LECTURE

65 CHANGE OF USE OFFICES TO HOMES

Arita Morris looks at the effects of Permitted Development ‘Class O’ conversions

70 BREXIT

Dan Lewis shows why building materials could be cheaper after Brexit and housing more affordable

72 HOW COUNCILS BUILD HOUSES

Janet Morphet

75 ENERGY

Evaluating energy strategies: Chris Hocknell

77 THE POWER OF COMPULSORY PURCHASE

Trevor Ivory of DLA Piper

79 DESIGN

Can we do high density at a human scale? – Natasha Reid

84 LONDON’S FIRST UNDERGROUND HOTEL

Stephen Heath

87 BOOKS:

Urban Squares as Places reviewed by Judith Ryser;

The Railway Metropolis reviewed by Nigel Moor

89 PLANNING AND ENVIRONMENT REFERENCE GUIDE Contacts in all London boroughs – sponsored by Colliers International

92 SUBSCRIPTION FORM

93 SHAPING LONDON – Sir Terry Farrell

The future of workspace in London: Peter Barbalov of Farrells

95 ADVICE

Consultants and services

——————————

**PiL 101 April-June 2017**

page

5 LEADERS

Don’t blame the shortage of truly affordable housing on the private investor sector; The corruption of pre-application consultations

8 LONDON PLANNING AWARDS 2017

10 PARK LANE BOULEVARD

– A VISION WITHOUT TUNNELS

Liam Hennessy proposes a transformation of Park Lane, Saul Collyns reports

OPINIONS

11 LONDON, VICTIM OR VICTOR?

Now is the time to collaborate across the public and private sectors says Melanie Leech

12 BEST CONSIDERATION

Major change in how local authorities will look at future disposals and development could be on the horizon explains Sara Bailey

13 LET’S HEAR IT FOR THE RETURN

OF COUNCIL HOUSING

Paul Finch

14 THE HOUSING WHITE PAPER

Some summaries and commentary; Modular homes for London’s key workers

20 LEGO. SERIOUSLY

William Murray describes how Lego

is aiding the strategic process at Wordsearch

22 PLANNING ENFORCEMENT

IN THE AGE OF AIRBNB

Enabling short-term accommodation needs adequately-resourced enforcement

says Francesco Mellino

24 FIVE MYTHS UNDERLYING CURRENT

PLANNING POLICIES FOR HOUSING

Alan Wenban-Smith

25 ANDY ROGERS

Like a wheel within a wheel

26 PLANNING PERFORMANCE

Speed of decisions show increases

but vary widely between authorities

30 NEIL PARKYN

Public Art: a private view

32 LETTERS

Public art has planning impacts says Stephen Heath

33 CLIPBOARD

35 ¡PILLO!

36 NATIONAL PLANNING FORUM-LONDON PLANNING & DEVELOPMENT FORUM-CULS-ACA

Fixing our broken housing market

47 TEN PROPOSITIONS FOR

PLANNING IN LONDON

Max Farrell

63 DO ALMHOUSES HOLD THE ANSWER TO LONDON’S HOUSING CRISIS?

Roland Karthaus

65 WORKSPACE THAT WORKS

Alexei Schwab

68 THE NEW LONDON AIR AND SPACEPORT

Bryan Avery

72 WE ARE ALL PLANNERS NOW

Adam Cook

73 CROYDON BUILDS ‘BRICK BY BRICK’

Colm Lacey

76 PLANNING IN WONDERLAND?

Sue Chadwick considers the meaning of the term ‘sustainable development’

78 IS THE DEATH AND RESURRECTION OF LONDON'S HIGH STREETS NIGH?

Lars Christian

81 THE RAILWAY NETWORK – THE BEATING HEART OF LONDON

Tony Duckenfield

83 BOOKS

One hundred years of housing space standards: What now? Julia Park introduces her new e-book; Mobilising Housing Histories, edited by Peter Guillery and David Kroll, Julia Park reviews; Classic Columns: 40 Years of Writing on Architecture by Robert Adam, reviewed by Riette Oosthuizen

89 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

– sponsored by Colliers International

92 SUBSCRIPTION FORM

93 SHAPING LONDON – Sir Terry Farrell with Giuseppe Parita

Post-Modernism post-Brexit

97 ADVICE

Consultants and services

——————————

**PiL 102 July-September 2017**

5 LEADERS

Where now for high rise living?

The conflict for boroughs of both regulating and delivering housing

8 THE ONLY WAY IS UP

Graphic from Raconteur’s special report published in The Times on the ‘Future of Construction’, based on data from NLA

OPINIONS

10 GRENFELL TOWER AND REGENERATION

Only taking politics out of Grenfell will solve the housing crisis, Susan Emmett

11 MICRO-HOMES

Space invaders: arrival of the micro-home, Nick Easen

13 TECHNOLOGY

Technology really is changing the face of design and planning: Paul Finch

14 FIVE-YEAR LAND SUPPLY: CLARITY AT LAST

Martha Grekos and Antonia Frangakis

15 POLITICS AND PLANNING

Beyond the election: Stephen Ashworth

16 HOUSING AND POLITICS

Duncan Bowie

18 A PROFESSIONAL MANIFESTO

John Assael

24 BASEMENTS

Frocks and Ferraris – the return of mega-basements Christine Hereward

26 THE GREEN BELT ISN’T WORKING

Peter Murray

27 DELIVERING SAFE SOCIAL HOUSING

Jennifer Holgate

29 ANDY ROGERS

What’s democracy got to do with it?

30 PLANNING PERFORMANCE

Nearly everything up by four per cent!

34 NEIL PARKYN

Snake Oil or substance?

35 LETTERS

The noble art of presentation: Peter Heath

37 ¡PILLO!

39 CLIPBOARD

42 LONDON PLANNING & DEVELOPMENT FORUM

Housing provision and policy implications for a new government

49 HOUSING PROVISION AND POLICY IMPLICATIONS FOR A NEW GOVERNMENT

Rory Bergin

54 PLANNING FOR SOMETHING PERMANENTLY TEMPORARY

Robert Alvarez

57 DISTRICT ENERGY – DELIVERING LOW CARBON

AND LOWER FUEL BILLS

Dominic Barton

60 FINANCING AND DELIVERING LARGE SCALE COMMUNITIES

Matthew Waters

62 THE ROLE OF LANDSCAPE IN CITY MAKING

John Letherland

70 THE OVER-ALLOCATION OF SITES FOR HOUSING

Alice Roberts and Neil Sinden

72 INDUSTRIAL REVOLUTION – BETTER PLANNING GUIDANCE FOR BUSINESS

Amy Gilham

75 GROWING YOUR OWN PLANNERS

Andrew Close

77 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

80 SUBSCRIPTION FORM

81 SHAPING LONDON – Sir Terry Farrell with Maysa Phares

Making cities work as 24-hour places to live

83 ADVICE

Consultants and services

——————————-

**PIL 103**

**Issue 103 October-December 2017**

5 LEADERS

Less doing, Certifying compliance, Co-living and co-working

8 CELEBRATING 50 YEARS OF HELLMAN CARTOONS

Hellman’s choice of top PiL covers | louis hellman

OPINION

14 Euan Mills – How tech companies are after your planning department,

18 Barry Mortimer – Mayor’s focus on small sites can help solve London’s housing crisis

19 Duncan Field – The Airports NPS continues to circle before landing

20 Rebekah Paczek – Building homes for Londoners

23 Charles Campion – Leasehold reform needs care

24 Julia Park – has design-and-build lost its way?

25 Shabana Anwar – More homes for Londoners

26 Adam Cook – The conception of housing estates

28 ANDY ROGERS

Losing the plot on conservation areas

30 BRIEFING – PLANNING PERFORMANCE

Major residential permissions up nine per cent, all else a bit flat

34 NEIL PARKYN

Satanic Mills or Silicon Roundabouts?

36 CLIPBOARD

39 ¡PILLO!

40 LONDON PLANNING & DEVELOPMENT FORUM

Mayor's Transport Strategy & a new Design Companion

47 BROWNFIELD REGISTERS AND PERMISSION IN PRINCIPLE

Dominic Veasey of Nexus Planning

51 SIR TERRY FARRELL CBE

A Life in Planning

59 DISTRICT ENERGY

Dominic Barton – Powering King’s Cross

62 WOOLWICH CREATIVE DISTRICT

Rab Bennetts

65 A LANDOWNERS LEGACY TO GARDEN VILLAGES

Robbie Kerr

70 FULFILLING THE VISION OF THAMESMEAD

John Lewis

73 SMART BUILDINGS

Roy McGowan & Dave Murphy

75 GRENFELL TOWER

Issues prosecutors should consider – David Beckenham

78 CAN THE PLANNING SYSTEM MEET THE NEED

FOR POLICY CHANGE?

Michael Bach

80 A MILLION NEW HOMES NEED NO GREENFIELDS

Alice Roberts

83 A BLUE-GREEN GRID

Lars Christian

86 COUNCILS GET BACK TO BUILDING HOMES

Janice Morphet

88 BOOKS

Nigel Moor reviews Public Consultation

and Community Involvement In Planning

Esther Kurland pre-views The Design Companion for Planning and Placemaking

books for review

92 DIRECTORY

97 STEVE EDGE

Thoughts on the future of city transport

99 ADVICE

—-

**PiL 104 January-March 2018**

5 LEADERS  
London’s new plan is better than a curate’s egg, Doing it the Swedish way

9 GRAPHIC 2017 in numbers

10 OPINIONS  
Viability assessment is not a loophole, it’s a noose, Simon Ricketts; 13 planning reform, Martin Goodalll; 14 The meaning of Good Growth, Hiro Aso; 16 Build to Rent, Paula Carney, 17 London Transport, Dan Lewis; 18 Grenfell, Richard Harrison; 19 Housing poli- cy, Gavin Kieran

20 ANDY ROGERS  
Losing the plot on the green belt

22 BRIEFING  
Planning performance: Commercial developments granted down 11 per cent on a year earlier

26 CYBERSECURITY  
Daren Oliver: Spotting a spoof

27 LETTERS

28 BRIEFING  
Population, Centre for Cities

30 CLIPBOARD 33 ¡PILLO!

36 LPDF  
Housing, housing and housing... and a new London Plan

46 GOOD GROWTH  
for London’s historic environment, David English

50 SMALL SITES

Paul Tully and Philip Bueno de Mesquita

53 AUTONOMOUS VEHICLES Tim Armitage

55 PD RIGHTS FOR OFFICES TO HOMES Nick Taylor

57 HOSTING THE BIG EVENT Jerome Frost

64 PLANNING CONSULTANCY OF THE YEAR Riëtte Oosthuizen

67 BOOKS  
‘Uncivilised Genes’ reviewed by Jonathan Manns; ‘A place for all people’ reviewed by David Edwards; ‘A New History of Modern Architecture’ introduced by the author Colin Davies; ‘The Design Companion’ reviewed by Kevin Radford; ‘The Essential Guide To The Use Of Land And Buildings’ reviewed by Andrew Rogers

73 DIRECTORY  
76 SUBSCRIPTION FORM

77 SIR TERRY FARRELL Daylight rules and placemaking

79 ADVICE

—————

**PiL 105 April-June 2018**

5 LEADERS

Planning and delivery are related but not synonymous; Calling for the

‘Golden Thread’

9 PICTURE FEATURE

The oldest skate spot in the world set for revival

10 OPINIONS

Housing | Julia Park

11 Life in the civil service | Sherin Aminossehe

12 The draft London Plan | Kim Vernau

13 The mayor and developers | Paul Finch

14 Green belt | Jay Das

15 Permitted devlopment offices-to-homes | Martin Tett

17 Small builders | Hank Dittmar

18 Architecture | Tchaik Chassay

19 Strategic planning | Jesse Honey and Tom Venables

20 Safer streets | Esha Banwait

21 rRnting and community | Steve Edge

22 ANDY ROGERS

Saying what you mean is not always the same as meaning what you say

24 BRIEFING

Draft revisions to the NPPF | Indigo Planning

28 PLANNING PERFORMANCE

Applications made and decided little changed; commercial permissions

down nine per cent

32 NEIL PARKYN

Transports of delight

33 LETTERS

From Grant Lipton, co-founder of Great Marlborough Estates; Peter Eversden MBE, chairman,

London Forum of Amenity and Civic Societies ; Andrew Rogers, chairman Association of Consultant Architects  Planning Action Group

34 THE DRAFT NEW LONDON PLAN DISSECTED

Peter Eversden

37 CLIPBOARD

41 ¡PILLO!

42 LONDON PLANNING & DEVELOPMENT FORUM

Planning in an Age of Uncertainty

52 REGENERATION

Liz Peace: The Old Oak and Park Royal challenge

54 HOUSING DISTRIBUTION AND PLANNING

Paul Cheshire

60 A METROTIDAL VISION

Mark Willingale

65 GARDEN CITIES

Drummond Robson and Gary Young

71 LEGAL

Three year housing land supply: Dalee Kaur and Rachel Holt;

73 Agents of change: Amy Truman

75 PLANNING FOR AN AGEING POPULATION

Lars Christian

81 BOOKS

‘Urban Waterfront Promenades’ reviewed by Anthony Carlile’

83 ‘Ornament is Crime’ reviewed by Alfred Munkenbeck;

84 ‘Big Capital. Who is London for?’ reviewed by Darryl Chen

85 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs

88 SUBSCRIPTION FORM

89 SIR TERRY FARRELL

Making best use of London’s industrial land: Katerina Karaga

91 ADVICE – Consultants and services

——

**PiL106 July-September 2018**

page

5 LEADERS

Calm down, dear; The need for a shadow planning system; Aphrodisiac planning

7 PICTURE FEATURE

New vision for Stratford Waterfront: Bob Allies

10 OPINIONS

New new town developments | David Churchill

11 A sculpture for the UK’s housing crisis | Richard Hyams

13 Judicious Review? | Simon Ricketts

14 The Raynsford Review | Andrew Rogers

15 Housing as an investment | Jay Das

17 Development sentiment | Gavin Kieran

18 PLANNING PERFORMANCE

85% of minor planning applications approved within 8 weeks, the same figure as for the preceding quarter

22 NEIL PARKYN

What’s the use(s)?

24 LETTERS

From Andrew Catto; Michael Bach, London Forum of Amenity and Civic Societies; Stephen Heath

27 CLIPBOARD

31 ¡PILLO!

32 LONDON PLANNING & DEVELOPMENT FORUM

Planning for small sites, the impact of Crossrail & of the draft NPPF

40 ANDY ROGERS

Once more, with meaning

42 HEALTHY NEW COMMUNITIES

Michael Chang, Chris Naylor, Amanda Hill-Dixon and Delia Beck

48 MANUFACTURING

Made in London: shaping the city’s manufacturing sector: Josie Warden

50 ARTIFICIAL INTELLIGENCE

How will the way we navigate our towns and cities change?: João Fernandes

53 MODULAR HOUSING

Making moves with modular: Björn Conway

56 COUNCIL HOUSING

Wandle Road, Croydon: Luke Tozer

58 BUILD TO RENT

Policy starts to recognise value of Build to Rent: Amanda Balson and Heidi Duncan

61 MINERALS AND SAFEGUARDING

Safeguarding of London’s minerals infrastructure: David Payne

63 LAND VALUE CAPTURE

Land value capture and why it matters: Jonathan Bower and Sara Wex

67 BOOKS

‘Destination Architecture’ reviewed by Andrew Catto

68 COMING SOON ‘Making Massive Small Change’ by Kelvin Campbell

69 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs and more

72 SUBSCRIPTION FORM

73 SIR TERRY FARRELL

The streets we choose: Katerina Karaga of Farrells

77 ADVICE – Consultants and services

—-

pil107 OCTOBER - DECEMBER 2018

page:

5 LEADERS

The failures of success; The Elizabeth Line will

be worth waiting for and should not delay Crossrail 2

7 PICTURE FEATURE

Crossrail 1 is on its way

10 OPINIONS

10 Estate regeneration and affordability: Mariead Carroll

11 Estate regeneration ballots: Riëtte Oosthuizen

12 Forget about chief architects - where are all the chief planners?: Andrew Rogers

13 Not radical reform – just more tinkering: Paul Smith

14 Who’s to blame for the broken housing chain?: Simon Bath

15 A new low in office-to-residential conversions: Julia Park

17 Making London a National Park City: Ben Taylor

18 How can we steer placemaking in a driverless future?: Louise Brooke-Smith

19 Tax the lucky landlords who get windfall benefits

from public investment: Paul Finch

20 BRIEFING

The London Brexit debate: Saul Collyns; Banksy saved in Shoreditch; Kingston first to ballot tenants;

22 LETTERS

From Philip Waddy, partner at West Waddy ADP and chairman, Royal Institute of British Architects planning group

22 ¡PILLO!

Carbuncular nomination upsets its architect; Delivery test will undermine design quality says Councillor; Paragraph 55 is dead – long live paragraph 81, part E; Validation delays

23 CLIPBOARD

NHBC reports uplift in new home growth for London; The Design Museum to exhibit Adjaye; Changes are coming to planning in the City of Westminster; Labour promises “root and branch rethink” of the planning system; CaMKoX authorities to fund infrastructure with ‘land value capture’ mechanism

26 PLANNING PERFORMANCE

Fewer permissions being granted especially for commercial development

30 LONDON PLANNING & DEVELOPMENT FORUM

Garden towns, Land Value Capture & London Plan and the NPPF

36 ANDY ROGERS

Kiosk chaos

40 SIR TERRY FARRELL

City making: many hands, over time

50 Releasing space for affordable employment

David Edwards

52 Health in planning assessments

Michael Chang, Liz Green and Jenny Dunwoody

57 A more radical design criterion for Green Belt release

Guy Middleton

60 A progressive scheme for elderly living

Will Wimshurst

64 Housing for older people needs a strategy

Anne-Marie Nicholson

67 A new London destination for the arts

Councillor Miranda Williams

70 BOOKS

New insights into growing older

Julia Park and Jeremy Porteus introduce their:

Age-Friendly Housing: Future design for older people also reviewed by Brian Waters;

73 Making Massive Small Change: introduced by the author Kelvin Campbell and reviewed by Paul finch

75 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs and more

78 SUBSCRIPTION FORM

81 ADVICE – Consultants and services

—-

**PiL 108 JANUARY-MARCH 2019**

5 LEADERS

Planning a post-Brexit Britain; We can learn

from Singapore; Fixing permitted development

7 PICTURE FEATURE

The Tulip – a new feature for the City skyline

10 OPINIONS

Ten characteristics of places where people want to live - Ben Derbyshire; Railways in London – Andrew Bosi; What type of London does the London Plan suggest? – Michael Bach; Keep calm about Scruton – Eleanor Jolliffe; Can design limit densification? – Peter Eversden; A Housing Delivery Authority – Paul Finch; Feeding the scepticism of experts – Ben Taylor; Shouting from the rooftops – Mani Khiroya; Workspace, WeWork, The White Collar Factory and St. Benedict – Peter Wolton; Capturing commonsense – Stephen Ashworth

21 Neil Parkyn

...and the Winner is

22 BRIEFING

Office lettings at a record, City Vision 2026; Rob Cowan; briefing: Permitted Development rights– Riette Oosthuizen and Simon Owen; Permitted Development rights – Martin Goodall; Budget 2018: detailed planning analysis – Duncan Field; 2018 in infrastructure planning – Angus Walker; Mayor misses affordable homes target; £10m cash boost for London council’s planning teams; Pocket Living and Tfl pair up; Better urban design – Peter Eversden; 3D model free at the point of use for Londoners; Design matters

32 LETTERS

From: R Kinta and Richard Harrison

32 ¡PILLO!

33 CLIPBOARD

UK Innovation Corridor; Another go at the Bishopsgate Goodsyard; Tunnelling begins at Thames Tideway Tunnel

34 PLANNING PERFORMANCE

Downward trend accelerates for applications and decisions

38 LONDON PLANNING & DEVELOPMENT FORUM

High streets, more Permitted Development rights and Letwin

44 ANDREW ROGERS

Dan Dare - Planner Of The Future

45 CLICKS VS BRICKS

Is online retail a threat or opportunity to bricks and mortar retail? – Stefanie Price

47 PUBLIC PRIVATE PARTNERSHIP

Putting the partnership back into PPP – Matthew Weiner

48 GREEN INFRASTRUCTURE

The growth of green infrastructure – Nick Ferguson

51 NPPF AND STRATEGIC PLANNING

The new NPPF introduces a two-tier hierarchy of policies: strategic and non-strategic – Sue Chadwick

54 BOBBY MOORE ACADEMY

Sunand Prasad

58 FREIGHT SYSTEMS OF THE FUTURE

Jolyon Drury

61 CLIMATE CHANGE

The financial risks of Climate change – Aleksandra Njagulj

65 BOOKS

‘The King’s Cross Story’ introduced by the author Peter Darley; ‘Modern London’ by Lukas Novotny reviewed by David Hyde-Harrison; ‘Interpreting the NPPF’ introduced by the author Alistair Mills and reviewed by Jessica Ferm

73 PLANNING AND ENVIRONMENT REFERENCE GUIDE

76 SUBSCRIPTION FORM

Keep taking your PiL!

77 SHAPING LONDON – Sir Terry Farrell

The high street has to evolve or die – Neil Bennett

79 ADVICE – Consultants and services

——

Pil109 April-June 2019

page

5 LEADERS

Equality of beauty is a pernicious myth; Pyrrhic losses

7 PICTURE FEATURE

Back to Back is back!

10 SPECIAL FEATURE:

Holocaust Memorial – Eric Pickles and Ed Balls

Controversy at the Palace of Westminster; Making Memory

14 OPINIONS

15 years of the London Plan – what has it delivered? – Simon Wyatt; Tackling the ‘toxicity’ of estate regeneration – Tonia Secker; We have standards – Simon Ricketts; Responses to London’s growth – Paul Miner; Planning for better health outcomes – Mark Teasdale; How Smart Tech is enhancing modern living – Meri Braziel; A Vision for social housing – Julia Park

23 NEIL PARKYN

Seeing is believing!

26 BRIEFING

Public Examination of the draft New London Plan – Peter Eversden and Michael Bach; NLA London Tall Buildings Survey 2018; ‘Affordable housing’ in London

30 LETTERS

From: Andrew Catto, president of the Association of Consultant Architects

30 ¡PILLO!

31 CLIPBOARD

Dark arts, cooking and architecture; TfL to put 55 Broadway on the market for development; Top planning lawyers and firms; CPRE calls for inquiry into the proposed CaMKoX arc

32 PLANNING PERFORMANCE

Downward trend continues for applications and decisions

36 LONDON PLANNING & DEVELOPMENT FORUM

Annual planning update, CaMKoX Arc, design and debating PD rights

47 ANDY ROGERS

Is that really permitted?

48 HI-RISE WAREHOUSES

Is the 'brick' warehouse striking back? – Lars Christian

51 WORKING AS AN ARCHITECT EXPERT WITNESS

– Richard Morton

53 SECURING A SUCCESSFUL RESIDENT BALLOT:

Lessons learnt – Tom Byrne

56 THE PLANNING SYSTEM

Broken beyond repair? – Daniel Moylan

59 VIABILITY

Affordable housing and viability in London – John Wacher

63 BOOSTING DESIGN SKILLS IN LOCAL PLANNING AUTHORITIES

– Lucy Musgrave

65 BROWNFIELD LAND FOR HOUSING

A new city to the east of the green belt – David Hyde-Harrison

68 BOOKS

71 PLANNING AND ENVIRONMENT

REFERENCE GUIDE

Contacts in all London boroughs and more NEWLY UPDATED

74 SUBSCRIPTION FORM

Keep taking your PiL!

75 SHAPING LONDON – Sir Terry Farrell

The Farrell Review has empowered architects and designers to shape policy

77 ADVICE – Consultants and services

—

**PiL 110 July-September 2019**

page:

5 LEADERS

Caution! Council house-building in progress; Grading Metropolitan Open Land

7 PICTURE FEATURE

Valuing good design – Alison Coutinho

10 OPINIONS

Patchy urbanisation reveals urgent demographic challenge – Nick Easen; Planning and heritage - a fixable problem – Jonathan Thompson; More planning flexibility should help London’s high streets – Carl Dyer; “In 80, 90, 100 years’ time I fear we’ll have the Thames lined with derelict towers.” – Peter Rees; Putting the ‘POP’ into privately owned public spaces – Constantina Avraamides; Broken records, Housing delivery continues to fall short in London – Ian Tasker; More housing needs flexible tenure and funding models – Lawrence Bowles

20 BRIEFING

Bartlett school of planning is to undertake a national review of housing design quality; Who runs my council?; Heathrow reveals plans for expansion; Approval rates across London boroughs; Slowdown in permissions continues; SAVE’s rival scheme for parliament relocation dismissed; New DLR trains in 2013; London's 'neighbourhood planning deserts’; Epping Forest top for green belt housing; Deloitte’s London Office crane survey

29 LETTERS

From: Michael Bach & Andrew Rogers;

Clipboard

28 ¡PILLO!

30 PLANNING PERFORMANCE

Downward trend continues for applications and decisions and permitted development PN approvals

34 LONDON PLANNING & DEVELOPMENT FORUM

Town centres, building council houses

& London Plan EiP update

39 High Barnet 2019

A Portrait of a District Town Centre – Drummond Robson

43 ANDY ROGERS

Are you properly qualified for the job?

44 HOUSING DESIGN QUALITY

Auditing England – Matthew Carmona

46-62 Reimagining Spaces

advertising feature from

Momentum Transport Consultancy

63 Planning for the 24-hour city

The city lights are extra bright…they shine for us tonight – Sue Chadwick and Reza Newton

65 New uses for the high street

This is not the end; it is just the start – Félicie Krikler

68 Distinctively Local

A distinctively local approach to designing homes fit for the future – Andrew Beharrell, Ben Williamson, Simon Bayliss, Stephen Proctor & Tricia Patel

74 FIRE SAFETY

Managing fire safety in a change of use building – Anthony Cassidy

77 Insulation

The importance of breathability – James Ayres

79 BOOKS

Good Clean Fun: A Social History of Britain’s First Holiday Camp. So how come the historians keep getting it wrong? asks the author, Jill Drower

81 Collaborative Construction

How proven collaborative models and processes can move from the margins to the mainstream, explains author David Mosey

85 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London boroughs and more

88 SUBSCRIPTION FORM

Keep taking your PiL!

89 SHAPING LONDON

Royal Albert Dock – a modular masterplan – Megan Jones

91 ADVICE

Consultants and services

——-

**PiL 111 October-December 2019**

page

5 LEADERS

Housing delivery needs the right vehicle; Bye-bye right-to-buy?; Increasing house prices a result of cheap money, not growing demand; The global population is

headed for a steep decline; A tiered planning system

is in the works

11 A QUICK FIX FOR HAMMERSMITH BRIDGE

Adams Infrastructure Planning, Anthony Carlile architects, Beckett Rankine marine consulting engineers, Adams + Collingwood architects & PLA’s verdicts

18 OPINIONS

Repurposing bank branches – why heritage should come first: Kate Falconer; The appropriation of public land: Brett Christophers; New CIL regulations

bring some flexibility: Keith Lancaster; Clerkenwell Close farce shows that design and planning are not indivisible: Paul Finch; Planning authorities want to set their own application fees: Andrew Rogers; Who gets a new runway first – LHR or LGW? Angus Walker; Lessons from a loose researcher: Julia Park; Over-regulation of

rental housing: Brian Dowling; Call for an objective look at PD housing conversions: Julia Park

28 BRIEFING

Did you miss ‘spending round 2019’?; Creating a planning system that works: Labour’s Planning Commission; PD home extensions now require neighbour consultation; Best City office take-up in two years; National Design Guidance; Action on high-rise fire risk; Accelerated Planning; Tibbalds and Design Council for National Design Guide; The National Design Guide has just been published; North Americans acquire UK planning consultancies; Archiboo Web Awards for 2019; HS2 review; Councils hanging on to developer contributions

34 ¡PILLO!

High-Tech landmark under threat; No consensus on consensus; I feel their pain; a GLA outpost in the Costa Brava?

35 LETTERS

From:

Mike Adams, R Kinta, Peter Eversden and Drummond Robson

36 PLANNING PERFORMANCE

Applications and decisions and permitted development Prior Notification approvals drop again

40 LONDON PLANNING & DEVELOPMENT FORUM

The future of hotels and speeding up planning

45 ANDY ROGERS

Big Brother is coming to London planning

46 PUBLIC REALM AND RETAIL

Sloane Street public realm – Andy Harris

50 NEW WAYS OF WORKING

The London Collective – a new approach: Max Farrell

52 ROOFTOP DEVELOPMENT

Air rights development offers scope for more than housing – Thaddaeus Jackson-Browne

56 THAMESLINK WEST

A possible alternative to Crossrail 2 – Lars Christian

60 WORKSPACE

How to build a workspace brand – Maria Cheung

64 FIRE SAFETY

Managing fire safety in a change of use building – Anthony Cassidy

65 THE HOUSING MARKET

Goods, assets and houses and why real estate is a bit different – Yolande Barnes

69 PROCUREMENT

After Grenfell: what’s next for procurement? – John Forde

71 CO-LIVING

Owning and operating the world’s largest co-living community – James Penfold

75 BOOKS

Housing Design Handbook: The authors David Levitt and Jo McCaffery set the context

77 Climax City and the planning of London: David Rudlin and Shruti Hemani on their new book

81 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London Boroughs and more

85 SHAPING LONDON – SIR TERRY FARRELL

Peter Barbalov calls for a new PDR+

84 SUBSCRIPTION FORM

Keep taking your PiL!

87 ADVICE

Consultants and services

——-

**PiL 112 January-March 2020**

page

5 LEADERS

Constructive collaboration is better than ‘resistance’; A letter to Boris

9 A QUICK FIX FOR HAMMERSMITH BRIDGE

The scheme by marine engineers Beckett Rankine caught the imagination

10 OPINIONS

A new Masterplan for Kingston town centre - Lisa Fairmaner; The CaMKoX arc has

potential for a million homes - Roger Smith; Time for a review of London’s Green Belt? - Sarah Bevan; Double down on efforts to strengthen Green Belt policy - Neil Sinden; Should new housing have to pay for itself? - Neil Murphy; Solving the crisis is not just a matter of building more houses - John Nettleton; There is only one body that could manage UK land - Paul Finch; Taming the tides: green-growth across the Thames Estuary - Mark Willingale; Social Value: revealing invisible worth - Martyn Jenkins and Ailish Ryan

20 BRIEFING

The London Office Crane Survey Winter 2019 - Deloitte Real Estate; “Ambitious” planning white paper; Intend to Publish London Plan 2019; Is the Mayor’s planning process still fit for purpose? Key points in Conservative Party manifesto; Increase in affordable housing delivered in 2018; What do we want from the next Prime Minister?

25 ¡PILLO!

Planning in collision; Martin Goodall on diversion (again); Where in London?...

Brilliant Maps; Flight delays at Heathrow; Vertical kinetic urban farming

26 PLANNING PERFORMANCE

A decrease of six per cent in the overall number of residential decisions granted

30 LONDON PLANNING & DEVELOPMENT FORUM

Planning for inclusive Communities in London, the

Inspectors’ report on the London Plan and Design Guidance

39 ANDY ROGERS

And A is for...

40 NEW LONDON PLAN

Keeping up – revising London’s plan, Jen Peters;

Planning London – limitations and weaknesses, Duncan Bowie

A commentary on the Inspectors’ report, Peter Eversden

51-62 CAR FREE DAYS

Discussions to be had around the future of our cities - Momentum Transport Consultancy

64 DIRECT DELIVERY OF HOUSING BY LOCAL AUTHORITIES

Janice Morphet

68 YES IN MY BACK YARD

John Myers

70 HOMES OVER THE TRACKS

Bill Price

73 WE MADE THAT

Holly Lewis

76 DATA, DATA EVERYWHERE – HOW TO CRACK THE ENIGMA…

Sue Chadwick

78 A NETWORK FOR A SMARTER, GREENER TOMORROW

Cinthya Anand

81 UPCYCLING OLD BUILDINGS

Simon Fielden

83 PLANNING AROUND HISTORY

Christian Woodhouse

87 BOOKS

*Healthy Homes* introduced by authors Nick Baker and Koen Steemers and reviewed by Gary Young

*Automatic for the City* introduced by authors Riccardo Bobisse and Andrea Pavia

93 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London Boroughs and more

96 SUBSCRIPTION FORM

Keep taking your PiL!

97 SHAPING LONDON – SIR TERRY FARRELL/RUSS HAMILTON

Boosting amenity provision in London

99 ADVICE

Consultants and services

—-

Planning in London 113

APRIL - JUNE 2020

page

5 LEADERS

After the lockdown, Home working isn’t what it was in 1974

7 THE ILLUMINATED RIVER

The world’s largest public art installation

12 OPINIONS

Urban densification is sustainable – Rich Hyams; Failings of Design & Build – Russell Curtis; Reusing old buildings – Richard Griffiths; making a plan – Drummond Robson; The beauty brigade – Paul Finch; New Permitted Development rights – Stuart Baillie; Heathrow expansion – Angus Walker;

14 FORUM GOES ONLINE

Give us your comments on the contents of this issue at www.planninginlondon.org

20 BRIEFING

Councils told to use delegated powers and digital ingenuity to keep the planning system going; Planning committees

permitted to go virtual; Peek Freans takes the biscuit; London's Low Line; Call for high street experts; Renewable energy at record levels last year; Comments by London Forum on the changes to the NLP directed by the Secretary of State

23 Simon Ricketts

A bad start to the day for any Mayor – Directed modifications to the London Plan

25 Museum of London

Plans for Smithfield West

27 ¡PILLO!

Wildlife for World Heritage; Are planners ‘Key Workers’?; Thoughts on the pandemic

and lockdown...

28 PLANNING PERFORMANCE

Decreasing trend in applications and decisions granted continues

34 LONDON PLANNING & DEVELOPMENT FORUM

Next meeting: Zoom in on 1st June at 2.30pm

35 ANDY ROGERS

Planning for in the Future

36 BIDS IN THE CITY

Tom Sleigh

38 GREATER LONDON 2020 – AN INTERIM DELIVERABLE PLAN

The New London Plan – a plan without a realisable purpose – Drummond Robson & Gary Young

52 COASTAL FLOOD DEFENCE AND URBAN CONNECTIVITY

Mark Willingale on Metrotidal urban orbitals

58 LOW CARBON HEATHROW

Lars Christian

60 PLANNING IS POLITICAL

Darryl Chen reports on the London Society planning school

62 FROM SWINGING LONDON TO THE WORLD’S GREATEST CITY

Peter Murray

71 DISRUPTIVE TECHNOLOGY TO REINVENT CONSTRUCTION

Jan Tore Grindheim

73 FIXING THE HOUSING CRISIS

Carl Dyer

76 BOOKS

Making Better Places – Hugh Petter

On Intricacy: The Work of John Meunier: John Meunier & Patrick Lynch

Retrofitting for Flood Resilience – Nigel Moor

85 PLANNING AND ENVIRONMENT REFERENCE GUIDE

Contacts in all London Boroughs and more

88 SUBSCRIPTION FORM

Keep taking your PiL!

89 SHAPING LONDON – SIR TERRY FARRELL/Neil Bennett

The Thames, London’s engine room

91 ADVICE

Consultants and services

———

**Pil114 CONTENTS**

5 LEADERS

Privatising land use, Don’t throw the planning baby out with the bathwater

7 TALL BUILDINGS

Record number of London tall buildings added in the last year

12 OPINIONS

Housing need in London | Bethan Haynes, Reviving housebuilding | Justin Kenworthy, Achieving diversity | Ben Derbyshire, Design and planning | Paul Finch, Combined Heat and Power | Melville Haggard, The property market | Jonathan Goldstein, Development Finance | Amit Majithia, Opportunities | Angus Walker, Flexible offices | Eugene Tavyev

23 BRIEFING

Clipboard: Troglodite development approved for Cavendish Square, Estimates for population growth in cities revised down strongly, Historic food markets to relocate to Dagenham, Lives of planning permissions extended, Plans to change the use classes order, Flats on top of flats…, New rules on daylight for PD, £309m for London mega-projects, Old Oak Common Station gets go ahead, Impact of the pandemic on planning applications, Another go at South Ken tube, BT’s former HQ to be transformed

27 ¡PILLO!

Boris to galvanise the whole process, Former Cabe director Joanna Averley to be new chief planner, Thoughts on the pandemic and lockdown…, London will be changed

28 PLANNING PERFORMANCE

33 ANDY ROGERS

Planning spins out of control

36 LONDON PLANNING & DEVELOPMENT FORUM

The Future Spatial London Plan for London and beyond; proposed infrastructure crossing the Thames and planning reform

50 Good growth

Alexander Jan and Victor Frebault

54 On Zoning

The Z word Simon Ricketts

57 Housing Design Audit

Neil Sinden

62 High Streets

David Rudlin

64 Intellectual Property Rights

Caroline Hayward

65 The planning system

Robert Adam

68 Green Belt

Mark Child

72 Planning for a modal shift

Alice Roberts

75 The Market Garden City

Gary Young

82 The Camden briefing panel

Owen Ward

84 Sinners welcome

Roger Wilson

89 BOOKS:

Automatic for the City reviewed by Nigel Bidwell

Feeding Britain reviewed by Gary Young

93 DIRECTORY

Planning and Environment Reference Guide

96 SUBSCRIPTION FORM

97 SHAPING LONDON

Sir Terry Farrell/Katerina Karaga

99 ADVICE

Consultants and services

——

**Pil115 CONTENTS**

**October-December 2020**

5 LEADERS

Doing the sums on London housing;

If we want more subsidised housing we should subsidise it

7 HAMMERSMITH BRIDGE

Competition for a new bridge

11 OPINIONS

Norman Foster on the future of cities; Propositional planning, Lee Mallett; What is planning for? Nicholas Boys Smith; Use Classes Order, Federica Buricco; Building beautiful, Ben Derbyshire; Bridging the Thames barrier, Paul Finch; Occupier relationships, Carl Whayman; Waste collection, Jonas Törnblom and Tony Yates; The Suburban Taskforce, Dimitrios Panayotopoulos-Tsiros and Lucy Natarajan; White Paper and Use Classes Order, Craig Blatchford and Gareth Fox; Commercial Property, Paul Howells; Permitted Development Rights, Gary Hoban; Airspace development, Mani Khiroya; The Planning White Paper, Iain Gilbey, Jamie Lockerbie and Sue Chadwick; New futures for the workplace, Paul Finch

30 LETTERS

Mayor of London writes to the SoS on planning system changes;

Zoning town centres from Michael Bach

Wargaming for the Future, from Mark Willingale

Excessive pointless pseudo scrutiny, from Alfred Munkenbeck

Onward and upward not, from Andrew Rogers

32 CLIPBOARD

Action in the Old Kent Road; PD for Freeports; A new safeguarded wharf, Royal Primrose Wharf, to go ahead; Two-stage competition launched for Camden’s ‘high-line’; The City’s new civic hub for justice, policing and commercial activity; £12 billion not enough say boroughs

35 ¡PILLO!

Needing an outfit to match; Only in the unhinged western system; The virtues of virtual architecture; Nicholas Boys Smith to head new body to create local design codes; Steve’s Bon Mots

36 PLANNING PERFORMANCE

Decisions down 9% so far this year but catching up on lockdown’s 22% drop

41 ANDY ROGERS

Planning spins out of control

44 LONDON PLANNING & DEVELOPMENT FORUM

Planning for the Future and other changes, including Government White Paper reforms; In short, let planners free! – Paul Finch

54 MODULAR BUILDING

Build Homes, Build Jobs, Build Innovation, Mike De’Ath

58 HOUSING TARGETS

The Standard Method has produced unlikely figures

London Forum of Amenity Societies, Michael Bach

61 BUILDING SAFETY

Wholesale reform for building control and safety, Stuart Brown

63 PUBLIC REALM

Guiding transformation around Oxford Street, Lucy Musgrave

68 SAVING THE HIGH STREET

The community takeover, Polly Swann and Neil Lee

70 55+ HOUSING COMMUNITIES

A new dawn for housing a more mature city, Lars Christian

73 THE PLANNING WHITE PAPER

The wrong answers to the wrong questions? Hugh Ellis

76 SUBURBAN LIVING

Reappraising London’s suburbs, Russell Curtis

79 BOOKS:

Sustainable Approaches to Urban Transport, Dinesh Mohan and Geetam Tiwari;

The Goddess – La Déesse, Christian Sumi;

Simon Jenkins’ A Short History of London, Reviewed by Nigel Moor

87 DIRECTORY

Planning and Environment Reference Guide

90 SUBSCRIPTION FORM

91 ADVICE

Consultants and services

—

PiL116 JANUARY-MARCH 2021

page

5 LEADERS

Time to level up – south of the Thames;

Planning after the pandemic

7 HAMMERSMITH BRIDGE

New plan to build a temporary double-decker crossing within the existing structure

9 STAY AT HOME...

with updated Monopoly!

11 OPINIONS

Creative ways to build a property portfolio - Stephanie Taylor; Planning reforms - Stuart Andrews and Matt Nixon; Architecture and fire safety - Thomas Bradley; Affordable homes - Anthony Ratcliffe; Planning reforms - Matt Shillito

16 BRIEFING

PINS Appeal performance; London Plan - The tortuous process will soon come to an end…

19 CLIPBOARD

Shrinking London; Overall housing starts slump; Fast track for public services; Deloitte’s Crane survey Winter ‘20

21 ¡PILLO!

Those irritating journalists; Swap car parks for 80,000 homes; Just build less; The Tide Line; Streetspace for London

22 PLANNING PERFORMANCE

Decisions down 11-25% on a year earlier while applications recover

26 ANDY ROGERS

To be or not to be beautiful, that is the question

30 LONDON PLANNING & DEVELOPMENT FORUM

Planning update: The White Paper, beauty and planning – design codes, new permitted development rights, London Plan

40 THE FUTURE OF TRANSPORT IN LONDON

Chris Williamson

44 A BID FOR THE CITY

Andrew Reynolds

47 LIVE LOCAL PLAN MONITOR

Peter Canavan

50 HOUSING NEED

Matthew Spry & Bethan Haynes

54 MUTANT ALGORITHM, STANDARD METHOD

Simon Ricketts

57 SUSTAINABLE BUILDINGS

Rich Murphy

59 BOOKS: Lives In Architecture

His autobiography introduced by Sir Terry Farrell

60 SIR TERENCE CONRAN

Tim Bowder-Ridger

65 DIRECTORY

Planning and Environment Reference Guide

68 SUBSCRIPTION FORM

69 SHAPING LONDON

Russ Hamilton

71 ADVICE

Consultants and services

——

**PiL issue 117 April-June 2021**

Page

5 LEADERS

Planning for a falling population; Slay the mythical monsters

of unwieldy, useless housing policies

7 FINCH

The London Plan and an office fantasy & Design codes aren’t being written for designers: Paul Finch

9 OPINIONS

The Diocese of London is looking at how to use its land: Charlie Arbuthnot;

Transport hubs as destinations: Jonathan Plant;

A design-led approach in the new London Plan: Lizzie Le Mare;

‘Make no small plans’: Simon Ricketts;

Time to adapt and re-use: Jorge Beroiz and Federica Buricco;

Redevelopment can reverse high street decline: Ritchie Clapson;

High streets need to rediscover their raison d’être: Daniel Abrahams;

Lockdown blues?: Mike Stiff;

The future of infrastructure: Andrew Tetlow;

New guidance on viability: Pascal Levine;

In defence of the ‘gig economy’: Lord Moylan

22 BRIEFING

Chief planner outlines policy changes; What the Budget means for infrastructure – Angus Walker; London planning excellence recognised in RTPI Awards; Londoners back more powers for the Mayor; £40m more for the West End; Fears of more delegation to officers

25 CLIPBOARD

Three short words; City office floorspace surges; Developer pulls Kensington hotel rather than face inquiry;

New chief for Public Practice

27 ¡PILLO!

Good design needs a good designer; Cornwall the most searched location on Right Move; Being outraged about ‘poor doors’ is easy; What is Jelly Moulding?

30 PLANNING PERFORMANCE

Applications on the up; permissions yet to catch up – October-December 2020

33 ROGERS

Andrew Rogers on the meaning of Isolated Curtilage

36 LONDON PLANNING & DEVELOPMENT FORUM

• Suburban Taskforce

• What next for retail?

• Where next for the City of London?

42 What’s the purpose of the City?: Ken Giannini

46 High Street armageddon: Liz Peace

49 A plan of the Thames estuary: Mark Willingale

56 Design coding: Louisa Facchino-Stack from LB Hounslow’s Spatial Planning team

56 Freeports and planning: Aaron Nelson

60 Sustainable solutions: Rich Hyams

62 Town Centres: Tim Chapman-Cavanagh

64 ESSAY– Digital Planning: Sue Chadwick

67 Zero carbon & active travel: Lars Christian

72 Construction Offices: Andrew Richardson

75 BOOKS

More changes to the Use Classes Order: Martin Goodall;

The Bird-Friendly City: Tim Beatley;

Rev Len Abrams’ Cathedrals of Light and Life: reviewed by Deon Lombard

83 PLANNING AND ENVIRONMENT REFERENCE GUIDE

86 SUBSCRIPTION ORDER FORM

87 SHAPING LONDON

A design approach to sustainable mobility: Katerina Karaga and Natasha Brown

91 ADVICE: CONSULTANTS’ DIRECTORY

——-

**Issue 118 July-September 2021**

CONTENTS

Page

5 LEADERS

Let’s hear some support for real planning!; Make no small plans

7 NLA Tall Building Survey 2021

13 FINCH

Tall buildings put critics in a tizz – as usual, Paul Finch

14 OPINIONS

The Thames Freeport | Kate Willard

Design codes | Jane Dann

Planning reform | Simon Ricketts

Change | Peter Murray

Product Safety | Kevin Bridges

High streets | Fйlicie Krikler

24 BRIEFING

London on top at BCO awards; New commercial-to-residential permitted development right; SoS confirms article 4 restrictions to control PD; New planning app for home extensions; Salisbury Square development will create a new civic hub;

27 CLIPBOARD

Government sets tough terms for emergency TfL bailout; Hoxton By Appointment

29 ЎPILLO!

The Tulip may flower; City appoints new chief; Design guide pilot councils announced; Construction sector expanded

30 PLANNING PERFORMANCE

Applications and permissions granted jump in first quarter

36 LONDON PLANNING & DEVELOPMENT FORUM

The London Plan 2021 and tall buildings in London and the City

45 ROGERS

What is this thing called heritage?

46 NEIL PARKYN

Parkyn’s Pieces

**Special feature**

49 LONDON: GLOBAL HUB FOR ARCHITECTURE

From the Worshipful Company of Chartered Architects

70 Lessons from past plagues

Mike Stiff

72 London post-virus

Nigel Moor

**Special feature**

75 How the pandemic has changed transport

Momentum Transport Consultancy

88 BOOKS

Essential Urban Design

Introduced by author Rob Cowan

91 PLANNING AND ENVIRONMENT REFERENCE GUIDE

94 SUBSCRIPTION ORDER FORM

95 SHAPING LONDON

Five questions about social value

Farrells’ Giulia Robba

99 ADVICE: CONSULTANTS’ DIRECTORY

——-

**Issue 119 October-December 2021**

CONTENTS

Page

5 LEADERS

Get on with it, Mr Gove;

Two key steps for sorting out the planning system

7 FINCH

Procrastination is often damaging

but is occasionally beneficial

8 OPINIONS

The future of the City of London is bright | Patrick Wong

Levelling up means what? | Simon Ricketts

Tall building critics react to Finch – who responds

Gove IN; Jenrick OUT | Martin Goodall

What next for planning reform? | Guy Bransby

Raising the profile of industrial land | Liz Peace

In defence of ‘Insulate Britain’ | Tim Gough

Beauty is in the eye of the beholder: what the National Planning Policy Framework wants you to see | Claire Petricca-Riding

The context for custom and Self-build homes in London | Chris Hemmings

All packed up and ready | Lucy Pringle and Jonny Gribben

20 BRIEFING

Pre-App system failing; A new version of the National Planning Policy Framework; Tree-lined streets, orchards

and design codes; RIBA London Awards

22 CLIPBOARD

Brownfield mood music; Labour plan for energy efficiency; New cultural hub at the Royal Arsenal; Housing associations reduce affordable building as GLA announces strategic partners; Your next home could be a printout; Review calls for boost for CSB housing

25 ¡PILLO!

Kids reimagine London landmarks; Sitting on grey; Transport for London: taps on the rise; Free-range workspace at 22BS

26 PLANNING PERFORMANCE

Applications jump 45 per cent and permissions granted up 38 per cent

32 LONDON PLANNING & DEVELOPMENT FORUM

Planning, climate change and sustainability, with reference to development in London.

Speakers: Ashley Bateson, Mitch Cooke & Will Hurst

39 ROGERS

Demolish or be damned

40 NEIL PARKYN

Parkyn’s Pieces

42 EMBODIED CARBON | Anthony Thistleton-Smith

New homes come with a carbon price tag

46 DESIGNING FOR BTR | James Dilley

BTR as a diverse, dynamic and symbiotic community

49 LAND-BANKING | Lichfields

The land-banking myth

51 ZERO CARBON | Lars Christian

Mid-century zero carbon in outer London town centres

55 BOOKS

A journey in property | Introduced by author Ritchie Clapson

The Handbook to Building a Circular Economy | Introduced by author David Cheshire

59 PLANNING AND ENVIRONMENT REFERENCE GUIDE

62 SUBSCRIPTION ORDER FORM

63 SHAPING LONDON | Farrells’ Matias Piazza

Let’s talk about design codes

67 ADVICE: CONSULTANTS’ DIRECTORY

———

PiL120 January-March 2022

5 LEADERS

Updating Richard Rogers' urban renaissance; We need housing commitment –

to numbers and quality; Reform the rules

7 PAUL FINCH

Conflicts of interest are about management, not elimination

8 OPINIONS

Strong suburbs through street votes: Riлtte Oosthuizen

The king of urban renaissance had politicians – if not princes – at his feet: David Rudlin

Rethinking big data to optimise change: Geoff McGrath

EV charging points and commercial landlords: Lucie Barnes

Understanding build-to-rent: Ian Fletcher

Queue busting with data: Katherine Crowley and Sarah White

Time to rethink the rulebook on building regulation: Julia Park

A critical review of airspace: Mani Khiroya

Strong beer: London tall buildings & the Master Brewer case: Simon Ricketts

20 LETTERS

West End plans need thwarting again: Jim Monahan

21 BRIEFING

Building Beauty Awards; South Ken refused again; Stratford station London’s busiest; What next for planning?

25 CLIPBOARD

England’s first Community Improvement Districts are London high streets; Go-ahead for contentious Art Deco-style office block in Fleet Street; WFH guidance updated; Appeal determination timescales hit 11-month high; New ‘Gold Standard’ in public sector construction frameworks; Planning decisions slow

27 ЎPILLO!

Sanaa Shaikh of Native Studio wins BD’s stratford design challenge; Green screech of rage; Two-thirds of Londoners think ULEZ is a cash grab

28 PLANNING PERFORMANCE

34 LONDON PLANNING & DEVELOPMENT FORUM

Polycentricity and the London City Resilience Strategy

41 ANDREW ROGERS

Have you done your homework?

42 PARKYN’S PIECES

44 BUILDING HOMES ON CAR PARKS

Not in my car park: Grant Leggett

‘War on the Suburbs’?: Riлtte Oosthuizen

48 FARMING POLICY AND THE GREEN BELT

Nigel Moor

51 ARTISANAL MAKERSPACES

Pete Ladhams

53 PERMITTED DEVELOPMENT RIGHTS

Rob Reeds and Rachel Shand

55 BUILDING UP

Charles Pear

57 STYLE AND SUSTAINABILITY

St. Modwen Homes

59 REINVENTING TOWN CENTRES

Nicholas Falk

62 HIGH STREETS AND LOCALISM

Nick Taylor

64 BOOKS:

Levelling Up – the role of planning: Janice Morphet

The Environment Act 2021: Tom Graham

Louis Kahn: The Importance of Drawing: Michael Merrill

69 PLANNING AND ENVIRONMENT REFERENCE GUIDE

72 SUBSCRIPTION ORDER FORM

73 SHAPING LONDON

Field grain – a mixed-use vision for the countryside: Farrells’ Peter Barbalov

79 ADVICE

————

**Planning in London 121 April-June 2022**

**CONTENTS**

5 LEADERS

It’s a whole new context; Getting serious about carbon reduction; What now for the CaMKoX Arc

7 PAUL FINCH

Uncertainty is the only certainty

8 ESSAY

Density, diversity and proximity | Spencer deGrey

12 OPINIONS

OPINION: beauty and planning reform | Richard Coleman

The Levelling Up White Paper | Simon Atha

Levelling Up | Ben Derbyshire

The Planning Bill | Colin Brown

The Nature Recovery green paper | Simon Ricketts

Recovering from lockdowns | Valentine Quinio

20 CLIPBOARD

Energy supply strategy; Permission finally granted for Bishopsgate Goodsyard;

21 BRIEFING

Limits to Class E Pemitted Development rights blocked; New Euston; 76 years and £50bn to fix the Palace of Westminster; A century of England from the air; Speeding appeals; London growing again; House of Illustration

25 ¡PILLO!

Updates are lovely; Wheel failure; Noah’s Arc would never have been built; London-by-Sea; Planners for Putin; Future reforms ; Brilliant being old; Arc failure symptomatic; The meaning of lifestyle

26 PLANNING PERFORMANCE

Applications fall, decisions up but fewer residential permissions granted

30 LONDON PLANNING & DEVELOPMENT FORUM

The levelling up white paper & planning + implementing the London Plan

Joint Planning Update conference with Cambridge University Society and the ACA

45 ANDREW ROGERS

on the dynamics of planning reform

48 LEVELLING UP WHITE PAPER

Finding what’s unique about place | Guto Davies

50 Bridging the gaps | Nicholas Falk

54 Missions possible or impossible? | Owen Hawe and Atul Joshi

56 DESIGN FOR WORKING FROM HOME

Frances Holliss

59 THE RESILIENCE PLAN FOR LONDON

Planning for the apocalypse | Nigel Moor

62 DESIGN CODING

a new culture of plan making? | Riëtte Oosthuizen

64 URBAN DESIGN

With behavioural change comes urban shift | Federica Buricco

67 CITY OF SOUTHWARK 2033

Lars Christian

70 THE CLIMATE CRISIS

When the wind blows | Simon Ricketts

72 DIGITAL PLANNING

Beyond the rhetoric | Sue Chadwick

74 INDUSTRIAL LAND

London’s need for more industrial land | Nicolas Bosetti

76 GREEN BELT

Green belt protection bill and recent case law | David Churchill

78 BOOKS:

Essential Urban Design by Rob Cowan reviewed by Andy Rogers

Levelling Up Left Behind Places | Peter Tyler

81 PLANNING AND ENVIRONMENT REFERENCE GUIDE

84 SUBSCRIPTION ORDER FORM

85 SHAPING LONDON

Sparking small actions | Farrells’ Alistair Backhouse

91 ADVICE

—-

**Pil122 July-September 2022**

contents

Page

5 LEADERS

Long life, loose fit, low energy (revisited); Census shows London is moving to the East

7 PAUL FINCH

Staying out of harm’s way

8 NLA Tall Buildings Survey

Signs of a slowdown of tall buildings in London

14 OPINIONS

Life sciences in London Bridge | Ewen Puffett;

Regeneration | Nick Belsten;

The London office market | Philip Pearce;

Embodied Carbon | Simon Ricketts;

Property Investment | Ritchie Clapson;

Coworking | Anna Richards;

The use of language | Paul Finch;

23 BRIEFING

London authorities have low approval rates; Evening Standard comments on the first APPG report; Bill cramps London Plan; Lyn Garner heads GLA

housing delivery

25 CLIPBOARD

Local authorities not set up to deliver design coding in-house; Key London data from the 2021 Census

27 ¡PILLO!

RTPI welcomes new Ministerial team at DLUHC; Obstructive planning seen as a ‘good thing’; Planning blocks the growth of cities; Foster + Partners goes all Bucky-Fuller in a canine cause; The sleep of reason begets monsters

28 PLANNING PERFORMANCE

12 per cent drop in applications and numbers of decisions also decline

32 LONDON PLANNING & DEVELOPMENT FORUM

Embodied carbon, levelling up, street votes and the Cambridge-MK-Oxford Arc

47 ANDREW ROGERS

This is what I meant to say…

48 PARKYN’S PIECES

Draughting Delights; Back of the Envelope; The ‘Working’ Lunch; Essential Reading; The ‘concrete violin’?

FEATURES

52 Real estate is about making great places | Roger Madelin

54 Transport Strategy | Roy McGowan and Kana Nomoto

58 Modern engineered timber | Dave Lomax

61 Logistics & Industrial land | Kevin Mofid

64 Biophilia | Jan-Maurits Loecke

67 Land value capture | Nigel Moor

70 Permitted Development | James Doherty

73 PLANNING AND ENVIRONMENT REFERENCE GUIDE

76 SUBSCRIPTION ORDER FORM

77 SHAPING LONDON

New vision for the Square Mile

79 ADVICE

—-

**Pil123 October-December 2022**

**contents**

Page

5 LEADERS

Planning and politics are like oil and water; Going for growth

7 PAUL FINCH

Volume can count more than space

8 PICTURE FEATURE

The new Putney Bridge pier

14 OPINIONS

What does the growth plan mean for development? | Simon Ricketts ;

16 Suburban Task Force takes stock | Peter Eversden;

17 The West End office market on the up | Freddie Corlett;

18 Is this Localism #2? | Lucy Anderson;

19 The only constant in planning is change | Sam Stafford;

21 How visitor data and insights help councils with planning | Clive Hall;

22 LETTERS

The real worry is National Development Management Policies | Michael Bach;

Compulsory rental auctions are yet another half baked idea | Jonathan De Mello

BRIEFING

23 Whole-life carbon assessment controversy strikes the Barbican

24 CLIPBOARD

Green Belt expands; The Green Belt has been a disaster; Investment Zones: some handy existing legislation? Aylesbury Estate: new plans lodged as council approves compulsory purchase powers

27 ¡PILLO!

Growth, Growth, Growth; Royal Yacht; St Mungo’s homes set for go-ahead; Destination city City

28 PLANNING PERFORMANCE

Numbers of applications and decisions continue to drop

32 LONDON PLANNING & DEVELOPMENT FORUM

Population projections, revised NPPF, impact of inflation and embodied carbon

43 ANDREW ROGERS

Why planning is sexy

44 PARKYN’S PIECES

‘Doing Extraordinary Things’; Manchester’s Symphony of Slots; Order Order! Security Blankets? Places of Invention; Sense of Scale

FEATURES

47 Momentum Connect

Safeguarding our cities for the future

59 The CaMKoX Arc | Nigel Moor

63 Croydon’s Suburban Design Guide | Russell Curtis

66 A New Kind of Suburbia | Elanor Warwick

70 Chances of getting permissions | Genevieve Wong Truscott

73 Eastern City BID | Andrew Reynolds

75 The City is buzzing again | Juliemma McLoughlin

82 BOOKS

Two by Nicholas Phelps | reviewed by Nigel Moor;

Social Lives of Urban Redevelopment in London | Ed Wall;

When Britain Built Something Big | Dave Hill

87 PLANNING AND ENVIRONMENT REFERENCE GUIDE

90 SUBSCRIPTION ORDER FORM

91 SHAPING LONDON

Densification of our roofscapes | Megan Jones

95 ADVICE

—————

**Pil124 January-March 2023**

**contents**

Page

5 LEADERS

The strange death of Conservative housing; Build budget hotels over hospital car parks

7 PAUL FINCH

Building Beauty Awards

8 KERBSIDE DELIVERIES

The clash between kerbside deliveries and place-making | Jolyon Drury

14 OPINIONS

Notes on reform | Zack Simons

16 Housebuilding and the NPPF | Sam Stafford;

17 No rush to respond | Simon Ricketts;

19 Beauty is in the eye of the community | Robert Adam:

20 Vertical farms | Will Rooke;

21 neighbourhood planning | Lucy Anderson

22 LETTERS

On the buses FROM Nick Brooks; The Central London Bus Review

Andrew Bosi; Sustainability and M&S FROM Michael Coupe

23 BRIEFING

Westminster Society’s Biennial Awards for Architecture; 39 steps – things you need to know about the government’s NPPF consultation; Revealed: Serpentine Pavilion; Government bolsters enforcement teams to quicken cladding repairs

28 CLIPBOARD

Listing highlights from Historic England for 2022; The world’s most liveable cities;

29 ¡PILLO!

The government needs to take back control; London is the most beautiful and dynamic city in the world but …; “Gove says PINS will be told ‘to no longer override sensible local decision-making’ on housing need”; How to meet a target; Benefit of the doubt; Planning is part of the solution

30 PLANNING PERFORMANCE

Numbers of applications and decisions still falling

32 LONDON PLANNING & DEVELOPMENT FORUM

Place-making and essential kerbside deliveries, Biodiversity Net Gain (p44) & planning reform (p48)

53 ANDREW ROGERS

To bed or not to bed…

FEATURES

54 Flexible design for a sustainable future | Spencer de Grey

58 Towards a net zero carbon building standard | David Partridge

61 Suburban Buy-to-Rent | Andy Jones

62 Re-thinking housing targets | Simon Atha

65 England’s future environment | Nigel Moor

69 Climate Resilient Streets | Lucy Minyo

BOOKS

72 A History of Council Housing | John Boughton

74 London House By Ellie Stathaki and Anna Stathaki

75 Unworking: The Reinvention of the Modern Office |

Jeremy Myerson & Philip Ross

77 PLANNING AND ENVIRONMENT REFERENCE GUIDE

80 SUBSCRIPTION ORDER FORM

81 SHAPING LONDON

Senior living | Les Mayhew

83 ADVICE

—————

**Planning in London issue 125 APRIL-JUNE 2023**

Page

5 LEADERS

15-minute principles help neighbourhoods, but don’t make cities;

London is now an ‘inheritocracy’ where only rich young people can buy a home

7 PAUL FINCH

Gove on housing: a broken record

8 OPINIONS

Build greener and build less | Johannes Novy;

10 Viability Testing | Andrew Golland;

11 Tate Modern: What Is There For Planners To See? | Simon Ricketts;

13 15-minute cities | Paul Cheshire:

15 Planning for Community Led Housing | Levent Kerimol;

16 Biodiversity Net Gain Regulations | Alice Davidson

17 proposed changes to the NPPF | Matthew Robinson;

18 He who plants a tree, plants a hope | Grant Leggett;

19 Using the term ‘sustainable’ | Anna Beckett

20 LETTERS

The growing Community-Led Housing movement FROM Dr Nicholas Falk and others;

Fiddling the stats FROM Patrick Inglis

21 BRIEFING

The Mayor mandates second staircases in blocks above 30m ‘with immediate effect’; Richard Rogers’ Channel 4 Headquarters in Westminster has been granted grade II-listed status; New air quality rules for new developments; EU Green Claims Directive proposal raises bar for environmental claims;

24 CLIPBOARD

Consultation on jump in planning fees; The Future of planning in London; Revised CIL aims at ‘fairer shares’

25 ¡PILLO!

Planning is becoming a tax system; Britain must address its toxic inability to build; Beauty is not a need but an ecstasy; An East London Tube station which looks more like Moscow; Luton rising

26 PLANNING PERFORMANCE

Numbers of applications and decisions continue to fall sharply

30 LONDON PLANNING & DEVELOPMENT FORUM

Annual planning update

NPPF reform & development management reform; the City of London’s ‘Destination City’ programme; Biodiversity Net Gain; building new homes

49 ANDREW ROGERS

To be valid or not to be valid, that is the question

50 PARKYN’S PIECES

Neil Parkyn reflects on things various

FEATURE

55 The evolution of build to rent | Andy Jones

BOOKS

59 Home Truths | Benjamin Derbyshire introduces his new book

60 Nicholas Falk reviews Nigel Moor’s look at how politics shapes England’s environment

63 PLANNING AND ENVIRONMENT REFERENCE GUIDE

66 SUBSCRIPTION ORDER FORM

67 SHAPING LONDON

Farrells’ Alankrita Amarnath | Looking through the lens of data

71 ADVICE