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**MINOR ALTERATIONS TO THE LONDON PLAN**  
**HOUSING STANDARDS**  
CONSULTATION DRAFT

**SUGGESTED  
CHANGES**

**MAYOR OF LONDON**  
**21 AUGUST 2015**

SUGGESTED CHANGE TO DRAFT HOUSING STANDARDS MALP				
further change ref no	MALP policy / para ref	suggested further change to MALP <i>(description of change in italics)</i> <b>green bold</b> = new text <del>green strikethrough</del> = deleted text original MALP alterations are shown in purple	reason for further change	further IIA assessment?
HSC1	Policy 3.5B	<i>Amend clause B of POLICY 3.5 QUALITY AND DESIGN OF HOUSING DEVELOPMENTS</i>  B The design of all new housing developments should enhance the quality of local places, taking into account physical context; local character; density; tenure and land use mix; and relationships with, and provision of, public, communal and open spaces, taking particular account of the needs of children, <b>disabled</b> and older people.	Clarification	No
HSC2	Para 3.36	<i>Re-insert the sixth sentence of para 3.36</i>  3.36 ... This means developers should state the number of bedspaces/ occupiers a home is designed to accommodate rather than, say, simply the number of bedrooms. These are minimum standards which developers are encouraged to exceed. <del>When designing homes for more than six persons/bedspaces, developers should allow approximately 10 sq m per extra bedspace/person.</del> <b>When designing homes with more than six bedrooms developers should allow approximately 10 sq m per extra bedspace/person.</b> Single person dwellings of less than 37 square metres may be permitted if the development proposal is demonstrated to be of exemplary design and contributes to achievement of other objectives and policies of this Plan.	Clarification	No
HSC3	Para 3.48	<i>Amend the first sentence of para 3.48 and footnote 12</i>  3.48 Many <b>households in London</b> <del>Londoners</del> already require accessible or adapted housing in order to lead dignified and independent lives: <b>28,000</b> <del>25,000</del> are attempting to move to somewhere more suitable to cope with a disability and more than <b>267,000</b> <del>240,000</del> need a home adaptation <sup>12</sup> . ...  ----- <sup>12</sup> GLA. Analysis of English Housing Survey <del>2008/09</del> –2011/12	Update	No
HSC4	Para 3.48A	<i>Amend the penultimate sentence of para 3.48A</i>  3.48A ... <del>However, this requirement may be subject to development-specific viability assessments and consideration should be given to the implication of ongoing maintenance costs on the affordability of service charges for residents.</del> <b>Further guidance will be provided in the revised 2015 Housing SPG.</b>	Clarification	No

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HSC5	Para 3.49A	<i>Add to start of para 3.49</i> <b>3.49A The requirement for 'wheelchair user dwellings' applies to all tenures. However pPart M4 (3) of the Building Regulations regarding 'wheelchair user dwellings' distinguishes between 'wheelchair accessible' (a home readily useable by a wheelchair user at the point of completion) and 'wheelchair adaptable' (a home that can be easily adapted to meet the needs of a household including wheelchair users). ...</b>	Clarification	No
HSC6	Policy 5.2 and paras 5.16 to 5.23B	<i>delete the minor alterations proposed to POLICY 5.2 MINIMISING CARBON DIOXIDE EMISSIONS together with the minor alterations proposed to supporting paras 5.16, 5.17, 5.18, 5.19, 5.20, 5.21, 5.22 and 5.23, including the proposed new paras 5.20A, 5.22A, 5.23A and 5.23B</i>	Update	No

**Mayor of London**

21 August 2015