

# **City Plan 2040**

## **City of London Local Plan Revised Proposed Submission Draft**

**March 2024**

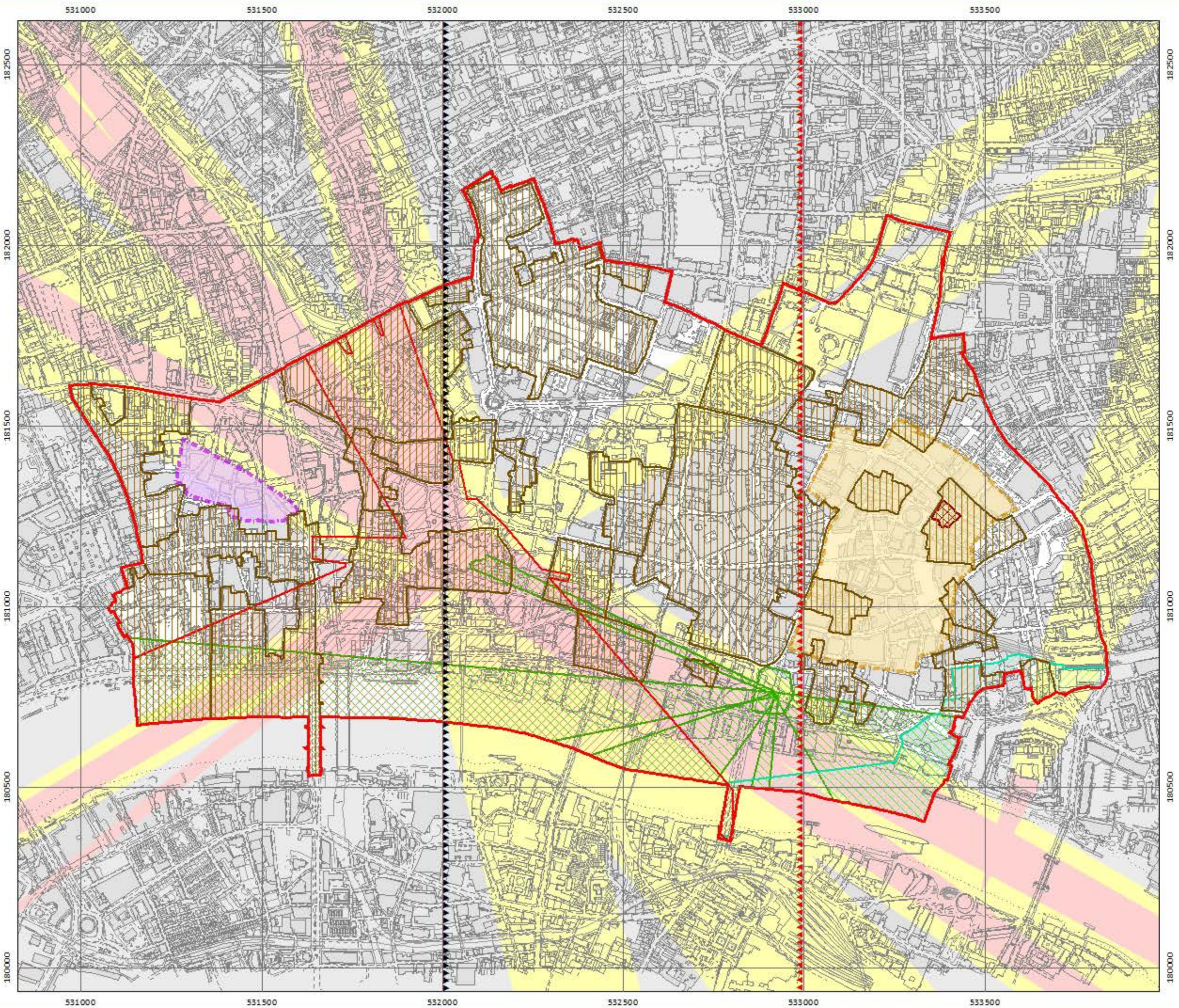
**Submission policies map**

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CITY OF LONDON  
**LOCAL PLAN**  
**PROPOSED SUBMISSION DRAFT**  
**POLICIES MAP A**  
 March 2024  
**Tall Buildings, Views and Heritage**

**KEY**

Administrative Boundary of the City of London

**Historic Environment**      **Policy No.**

- Conservation Areas      S11  
HE 1
- Bevis Marks Synagogue  
Immediate Setting Area      HE 1
- Tower of London World Heritage  
Site - Local Setting Area      S11 & S13  
HE 3

**Tall Buildings and Protected Views**

- City Cluster Tall Buildings Area      S12
- Fleet Valley Tall Buildings Area      S12
- London View Management  
Framework - Protected Vista  
Landmark Viewing Corridors      S12 & S13
- London View Management  
Framework - Protected Vista  
Wider Setting Consultation Areas      S12 & S13
- St Paul's Heights Policy Area      S12 & S13
- Monument Views and Setting      S12 & S13
- London City Airport  
Safeguarding Area      S12
- London Heathrow Airport  
Safeguarding Area      S12

This Policies Map is one of four covering the City of London.  
See also Policies Maps B, C and D.

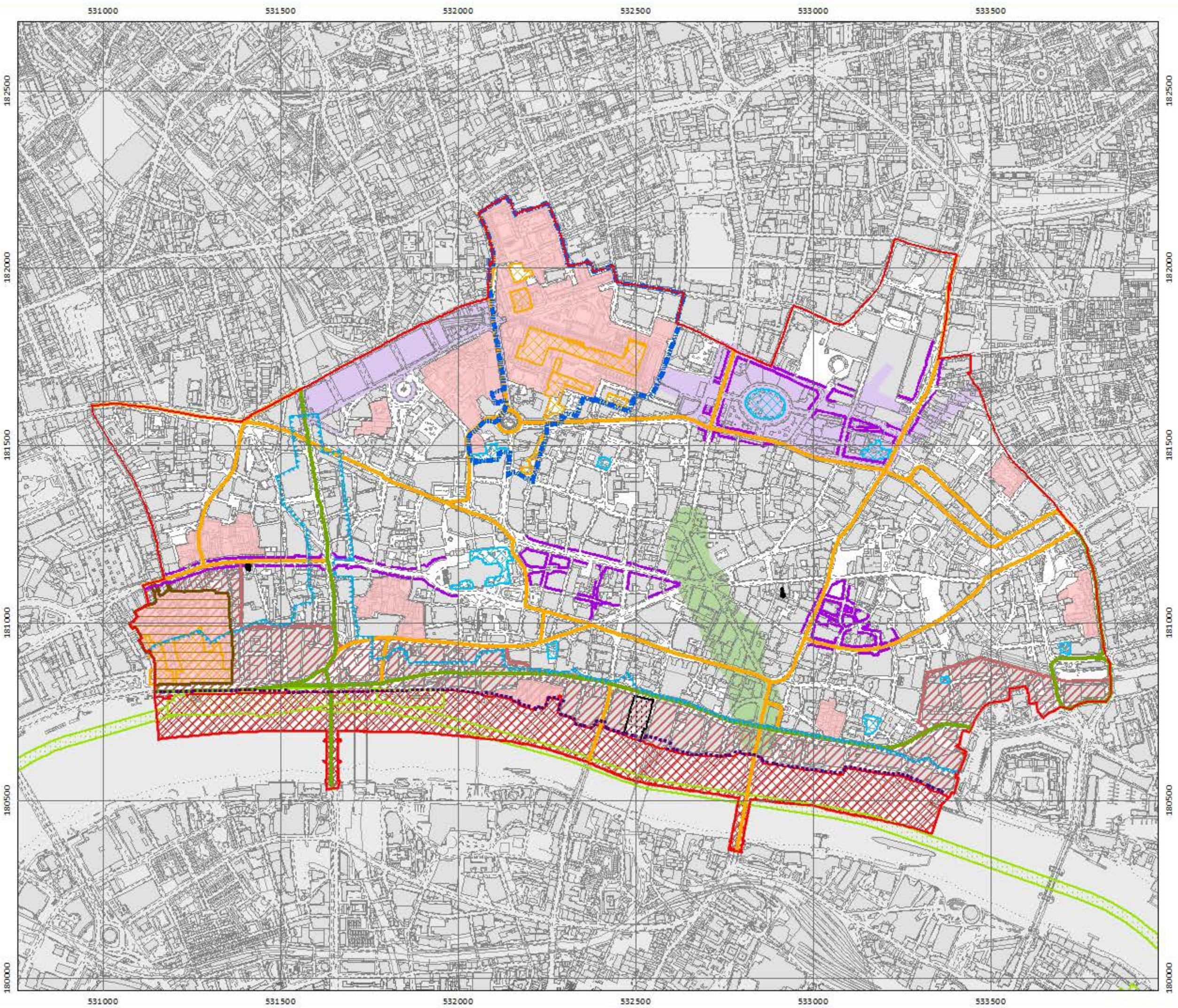


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CITY OF LONDON  
**LOCAL PLAN**  
**PROPOSED SUBMISSION DRAFT**  
**POLICIES MAP B**  
 March 2024  
**Key City Places**

**KEY**

	Administrative Boundary of the City of London	
	Thames Policy Area	Policy No. S17
	Thames Tideway Tunnel Safeguarding Area	S17
	Riverside Walk	S17
<b>Culture and Visitors</b>		
	Assets of Community Value	S6 CV1
<b>Transport and Servicing</b>		
	Crossrail Safeguarding Area	S9
	Bank Station Northern Line Upgrade Safeguarding Area	S9
	London Access	S9
	City Access	S9
<b>Open Spaces and Green Infrastructure</b>		
	Site of Metropolitan Importance for Nature Conservation	OS3
	Site of Borough Importance for Nature Conservation	OS3
	Site of Local Importance for Nature Conservation	OS3
<b>Climate Resilience and Flood Risk</b>		
	City Flood Risk Area	S15 CR2
<b>Circular Economy and Waste</b>		
	Safeguarded Wharf	S16 & S17 VT4
<b>Retail</b>		
	Principal Shopping Centre	S5 PE1
<b>Housing and Neighbourhoods</b>		
	Identified Residential Areas	S3
	The Temples	TP1
	Babylon and Golden Lane Neighbourhood Area	S23

This Policies Map is one of four covering the City of London. See also Policies Maps A, C and D.

N  
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E  
S

SCALE 1:10000  
 0 25 50 100 150 200  
 METRES



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 ENVIRONMENT DEPARTMENT

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181500

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CITY OF LONDON  
**LOCAL PLAN**  
**PROPOSED SUBMISSION DRAFT**  
**POLICIES MAP C**  
 March 2024

City Cluster Tall Buildings Area

**KEY**

 Administrative Boundary of the City of London

Tall Buildings contours (m AOD)

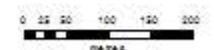
-  75
-  80
-  90
-  100
-  120
-  140
-  160
-  180
-  200
-  220
-  240
-  260
-  280
-  300

 Dashed line represents contours that overlap, with labels showing the heights of the highest contour and lowest contour.

This Policies Map is one of four covering the City of London. See also Policies Maps A, B and D.



SCALE 1:2750



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181000

181000

533000

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531000

531500

CITY OF LONDON  
**LOCAL PLAN**  
**PROPOSED SUBMISSION DRAFT**  
**POLICIES MAP D**  
 March 2024

Fleet Valley Tall Buildings Area

**KEY**

 Administrative Boundary of the City of London

**Tall Buildings contours (m AOD)**

 75

 80

 90

181500

181500

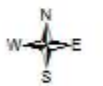
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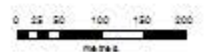
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This Policies Map is one of four covering the City of London.  
See also Policies Maps A, B and C



SCALE 1:3000



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## **Introduction**

This document is the submission policies map to accompany the City Plan 2040: revised proposed submission version. It sets out how the adopted policies map would be amended by the City Plan 2040.

For clarity, this document includes:

- The proposed policies maps for the City Plan 2040 (policies maps A, B, C and D). These maps set out how the policies map would appear once the City Plan 2040 is adopted.
- Each layer that constitutes the policies map, showing any changes that have been made to that layer in the adopted policies map. Layers that have not been changed are also listed.

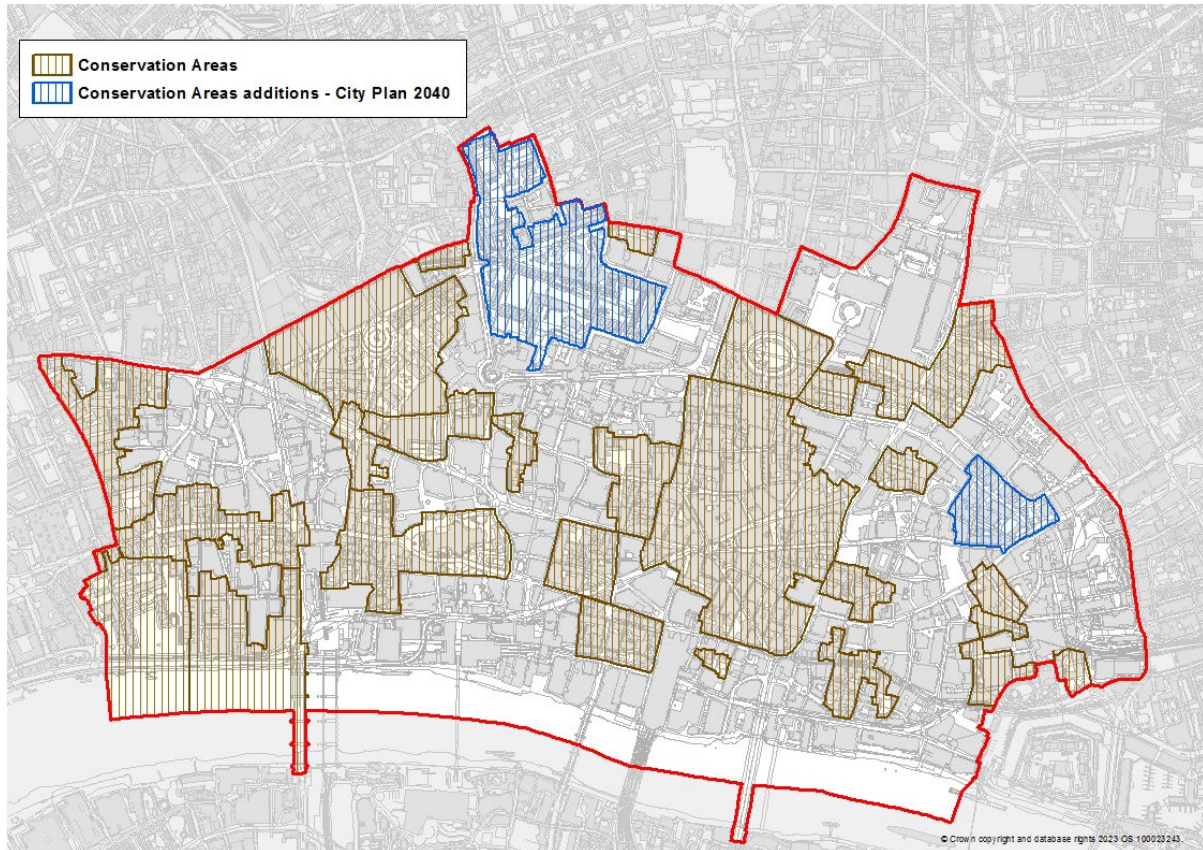


# Policies Map A

## Tall Buildings, Views and Heritage

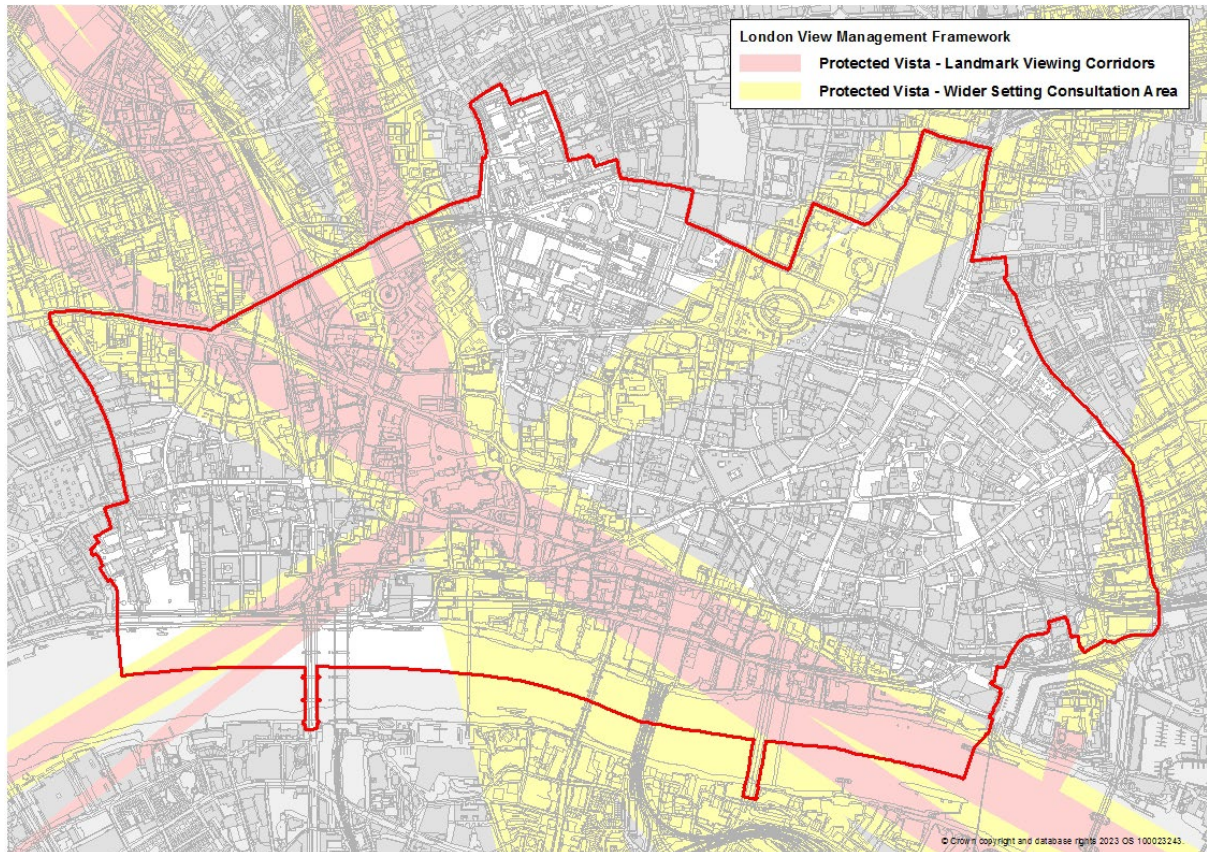
### Conservation Areas

The Barbican and Golden Lane and Creechurch Conservation Areas have been added to the policies map.



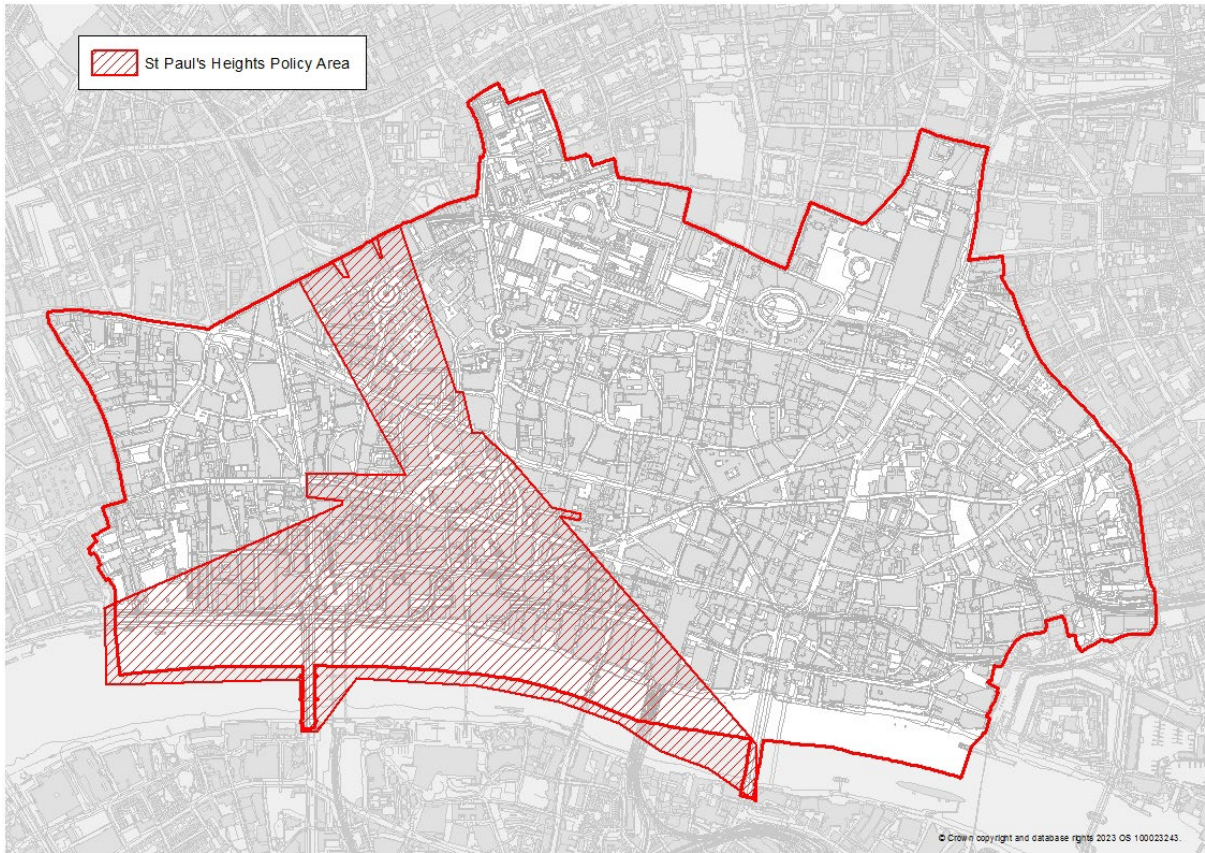


London View Management Framework – Protected Vista Landmark Viewing Corridors  
and Protected Vista Wider Setting Consultation  
No change



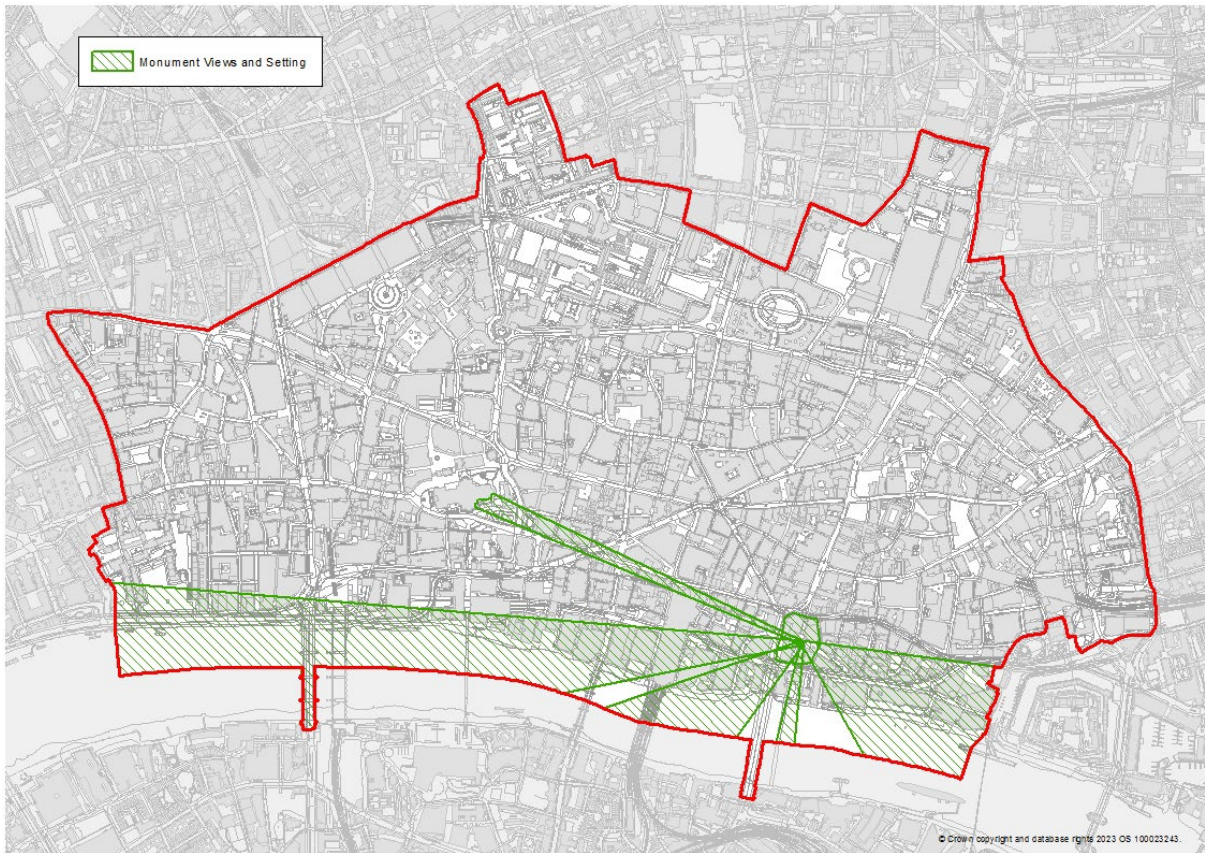


St Paul's Heights Policy Area  
No change





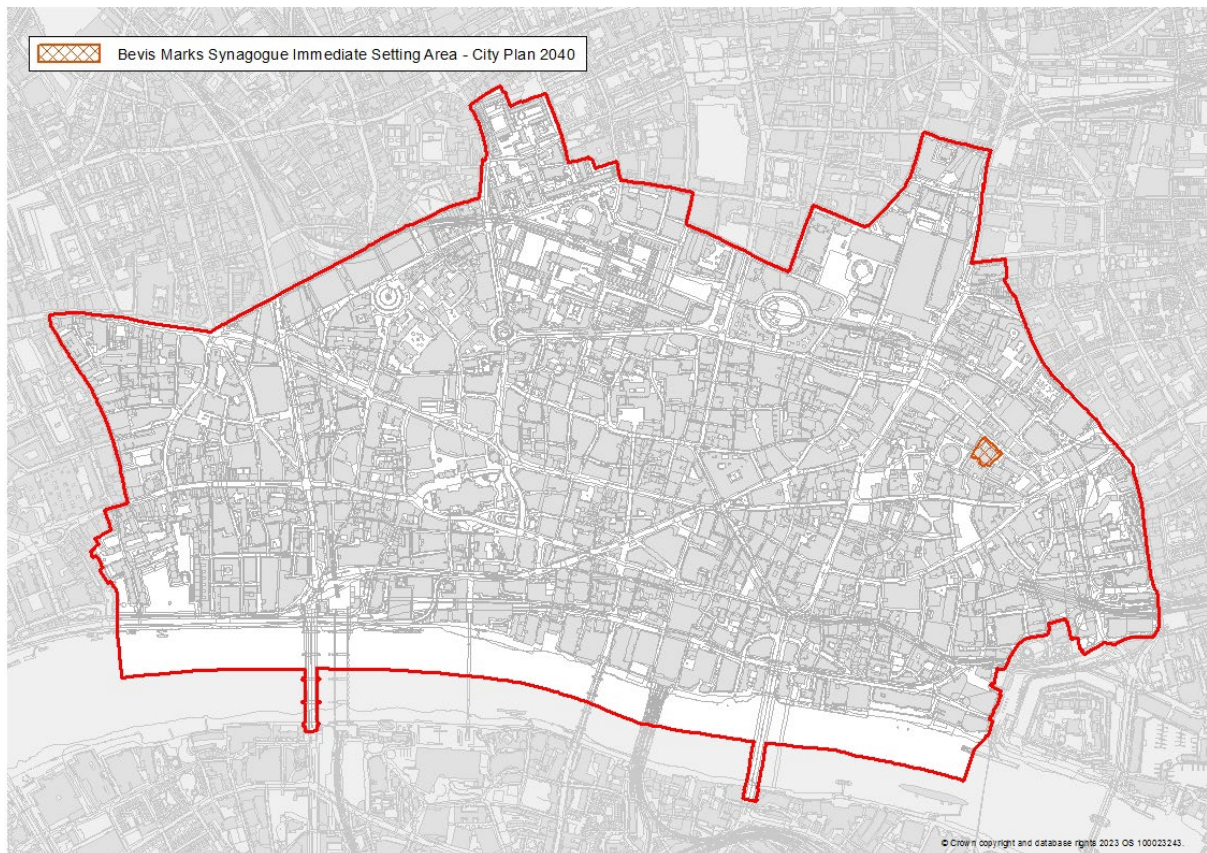
Monument Views and Setting  
No change





## Bevis Marks Synagogue Immediate Setting Area

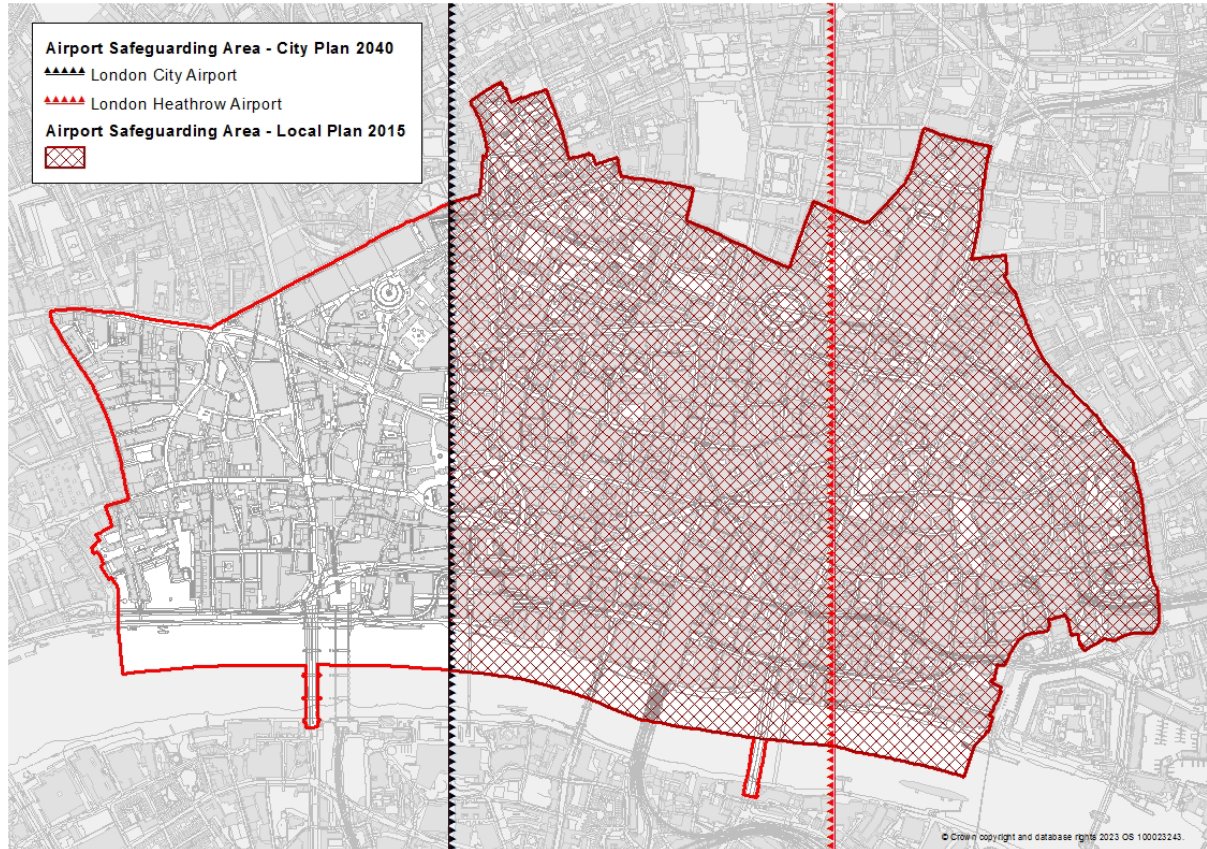
The Bevis Marks Synagogue Immediate Setting Area has been added to the Policies Map.





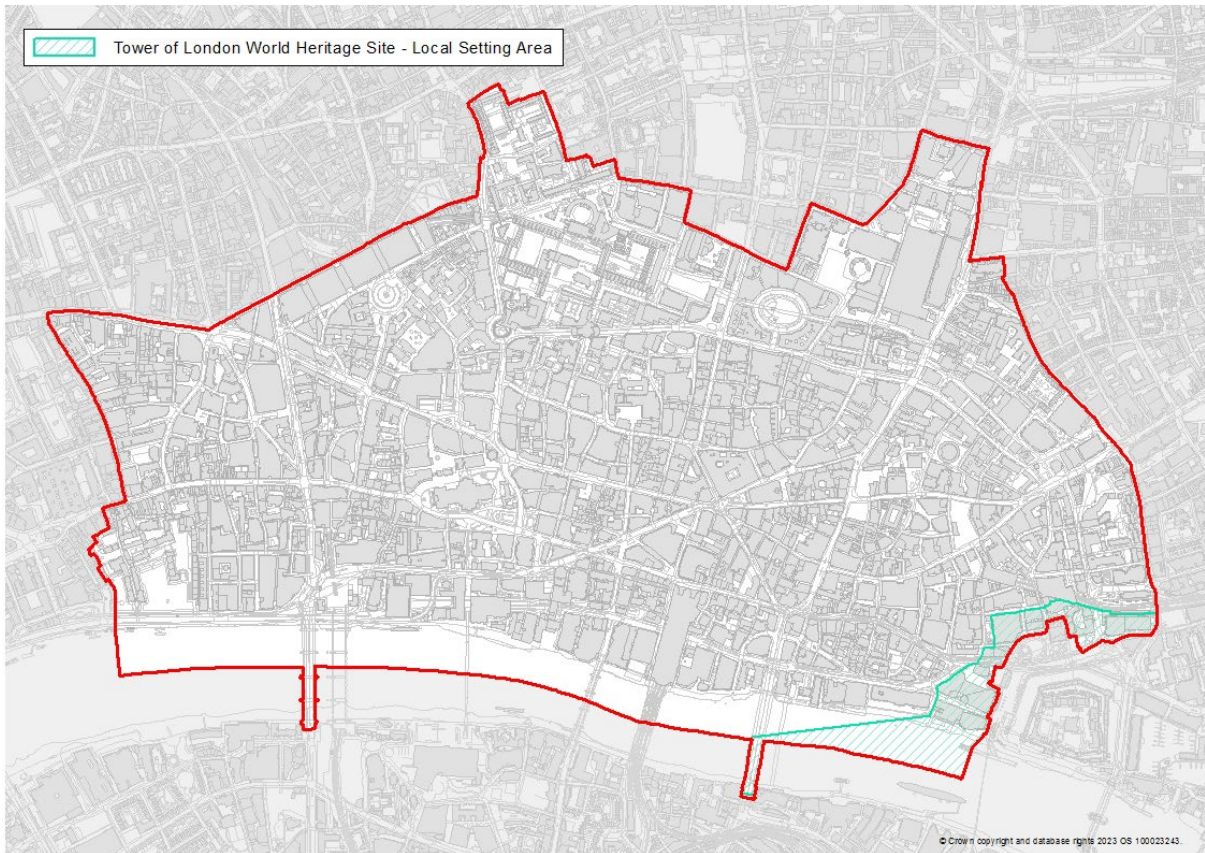
## Airport Safeguarding Area

The adopted Local Plan 2015 policies map had an Airport Safeguarding Area covering roughly two thirds of the City. This has been deleted from the policies map for the City Plan 2040. The London Plan 2021 requires tall buildings to have regard to the Airport Safeguarding Areas of London City Airport and London Heathrow Airport. These specific areas have been added to the policies map.





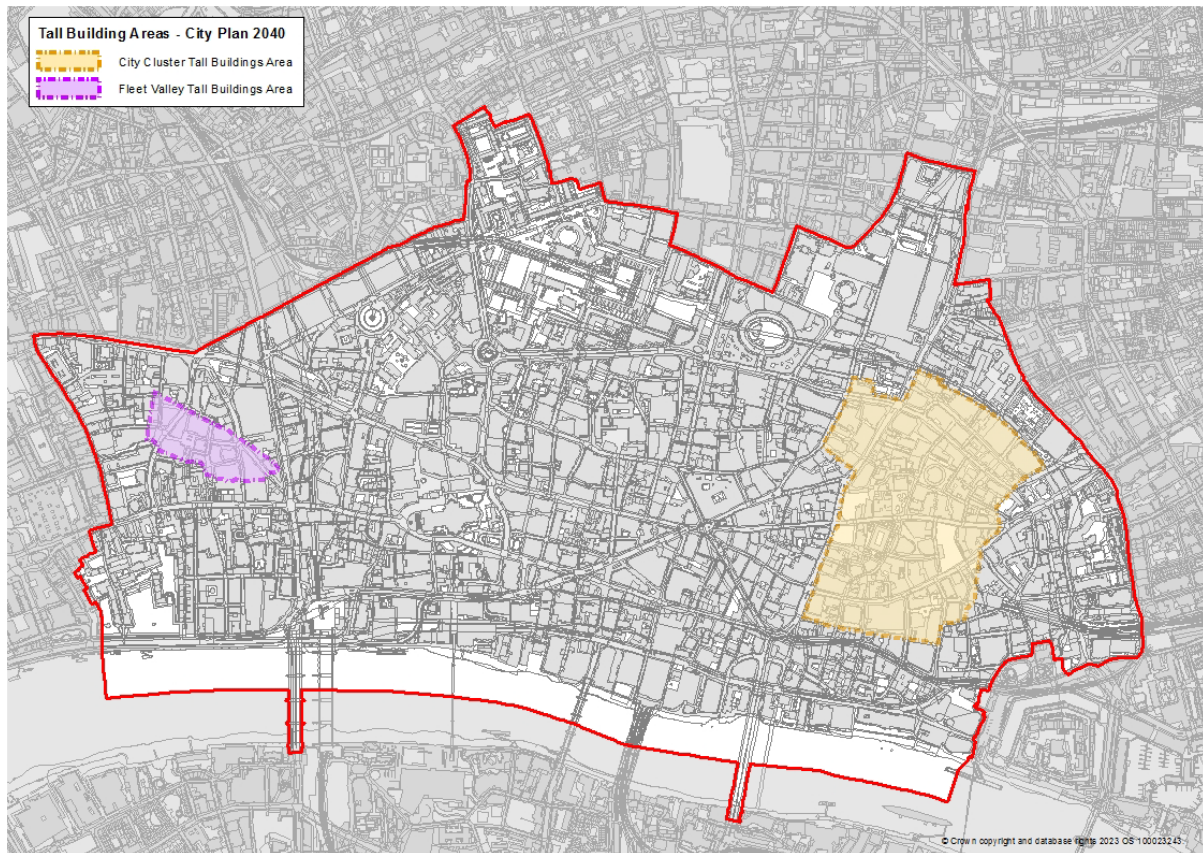
Tower of London World Heritage Site – Local Setting Area  
No change





## Tall Buildings Area

The tall building areas have been added to the policies map.



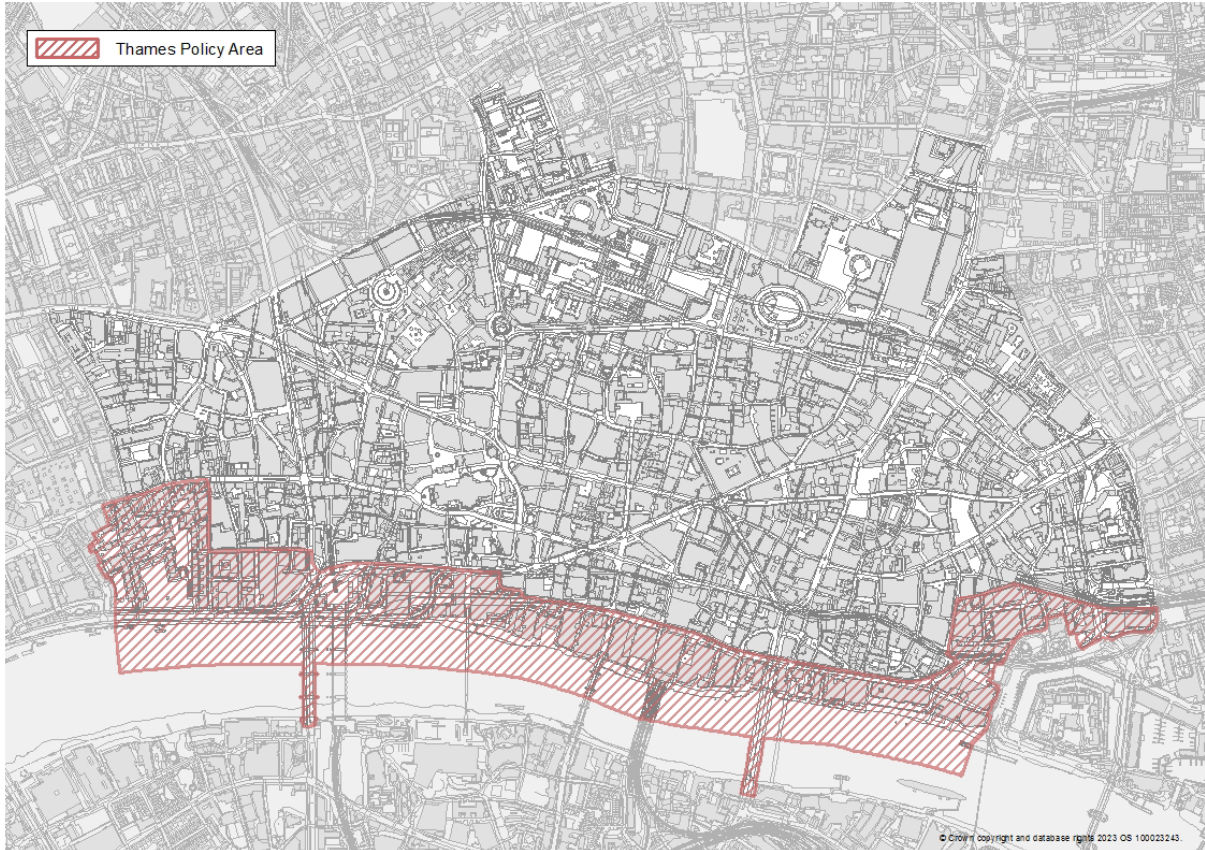


# Policies Map B

## Key City Places

Thames Policy Area

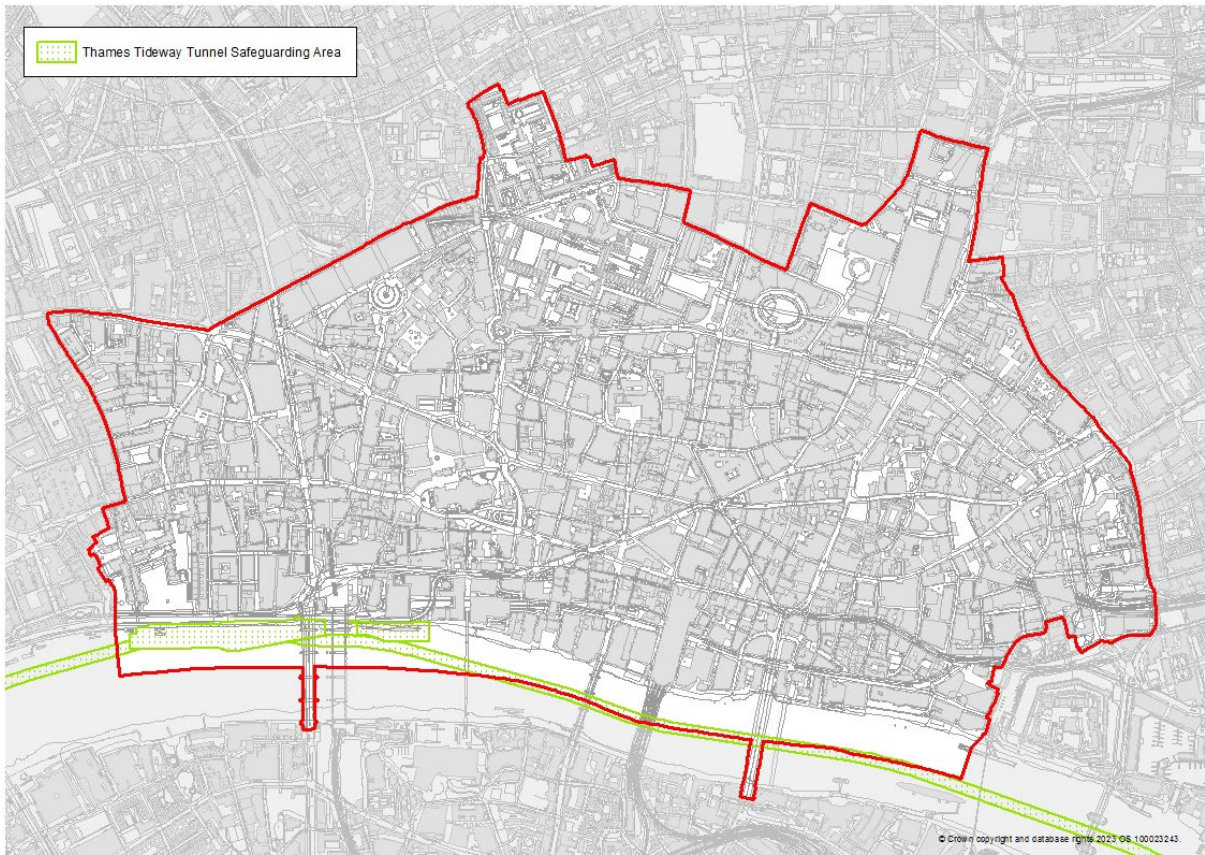
No change





# Thames Tideway Tunnel Safeguarding Area

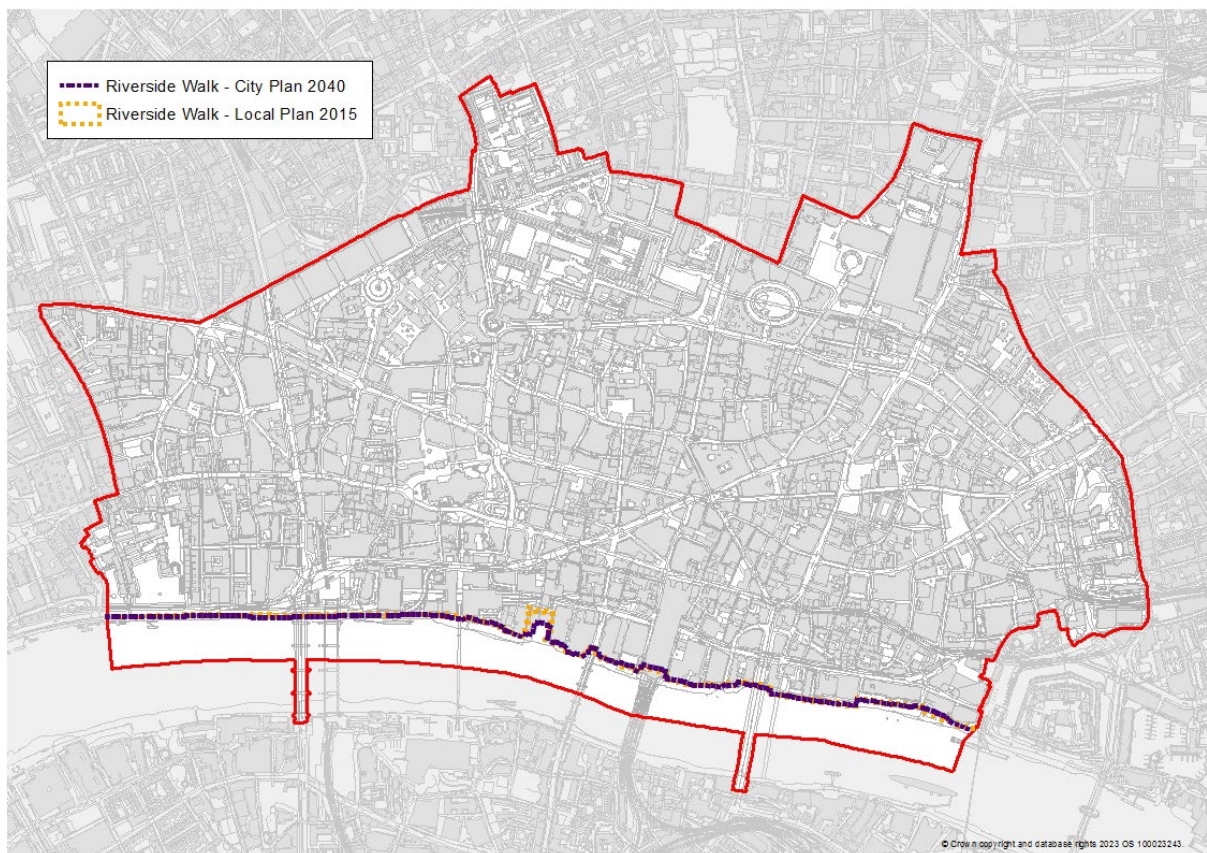
No change





## Riverside Walk

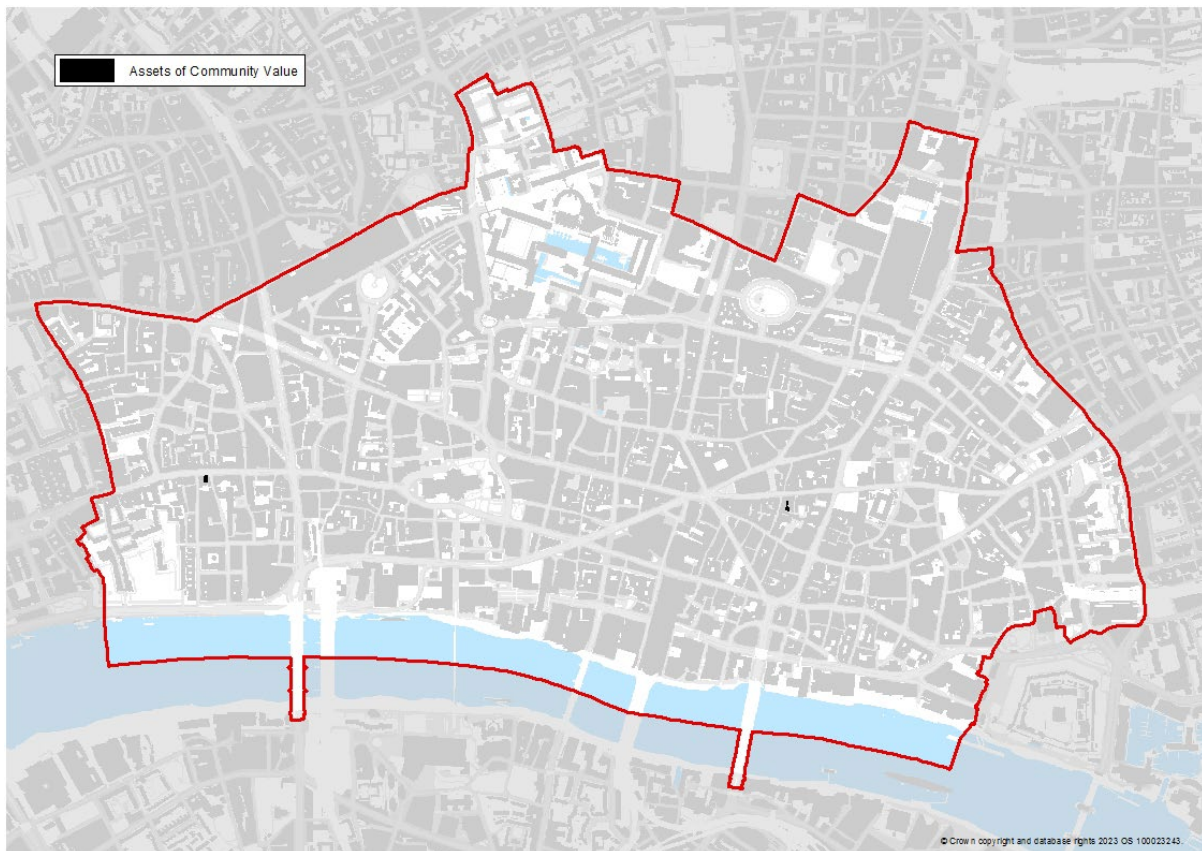
An adjustment has been made to the riverside walk layer on the policies map to reflect completed construction works at Queenhithe.





## Assets of Community Value

Two assets of Community Value were designated in 2022. These have been added to the policies map.





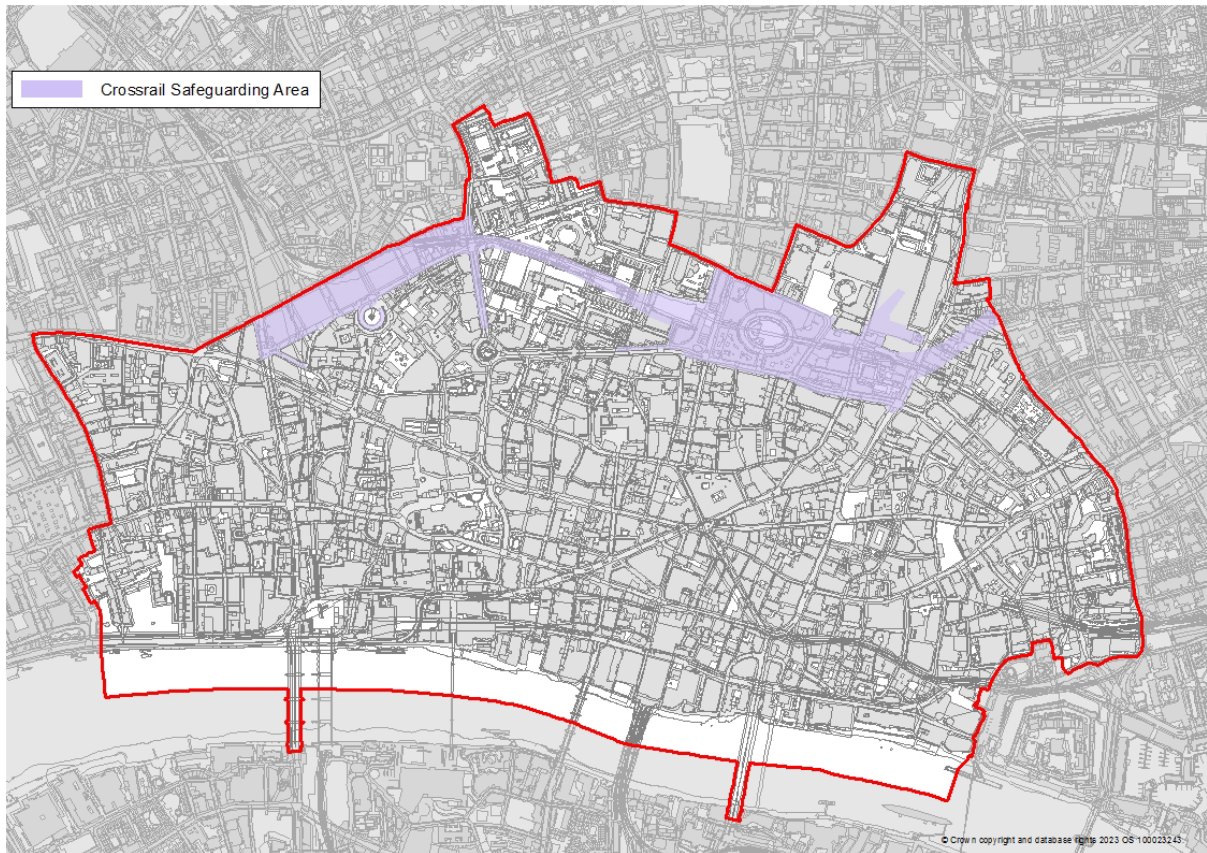




# Transport and Servicing

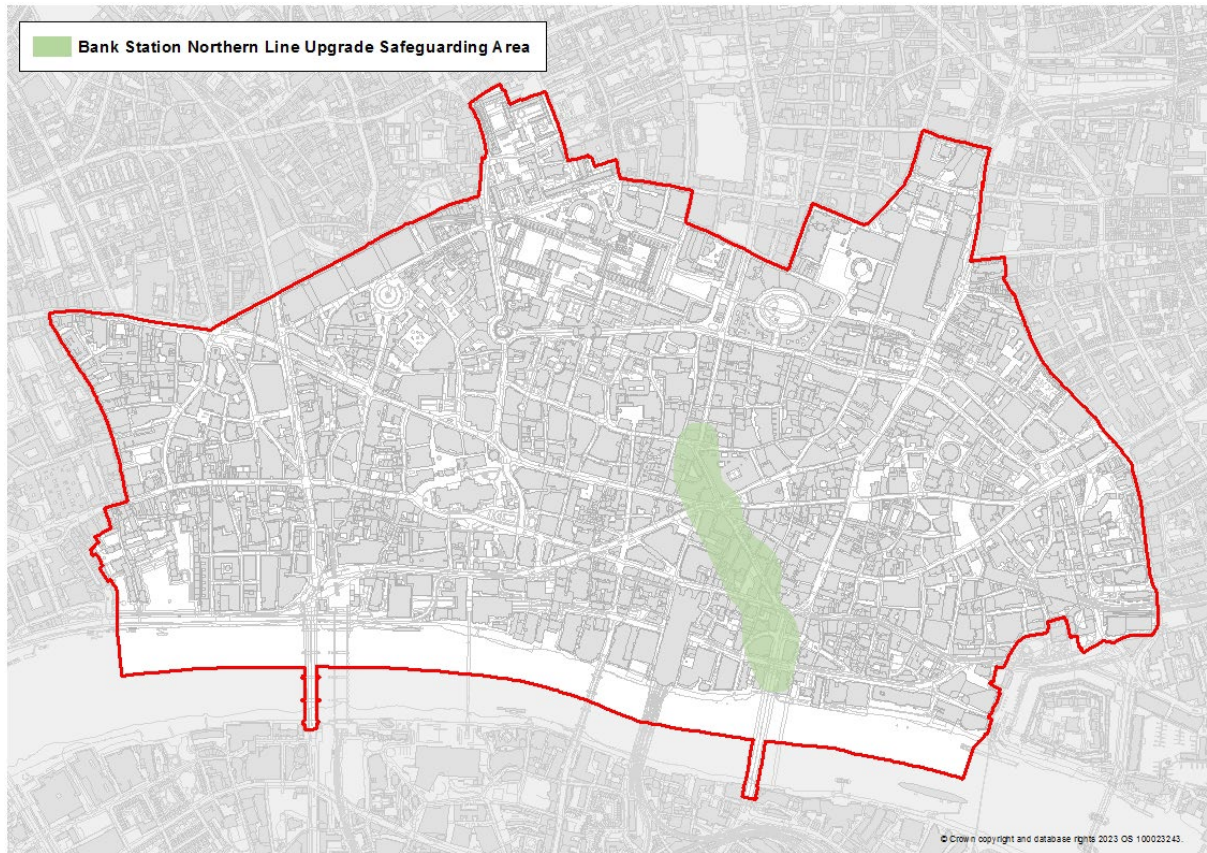
## Crossrail Safeguarding Area

No change





Bank Station/Northern Line Upgrade Safeguarding Area  
No change





## Strategic Road

As part of the Transport Strategy review, strategic roads have been renamed to London Access.

## London/Borough Distributor Road

As part of the Transport Strategy review, London/Borough distributor roads have been renamed as City Access.

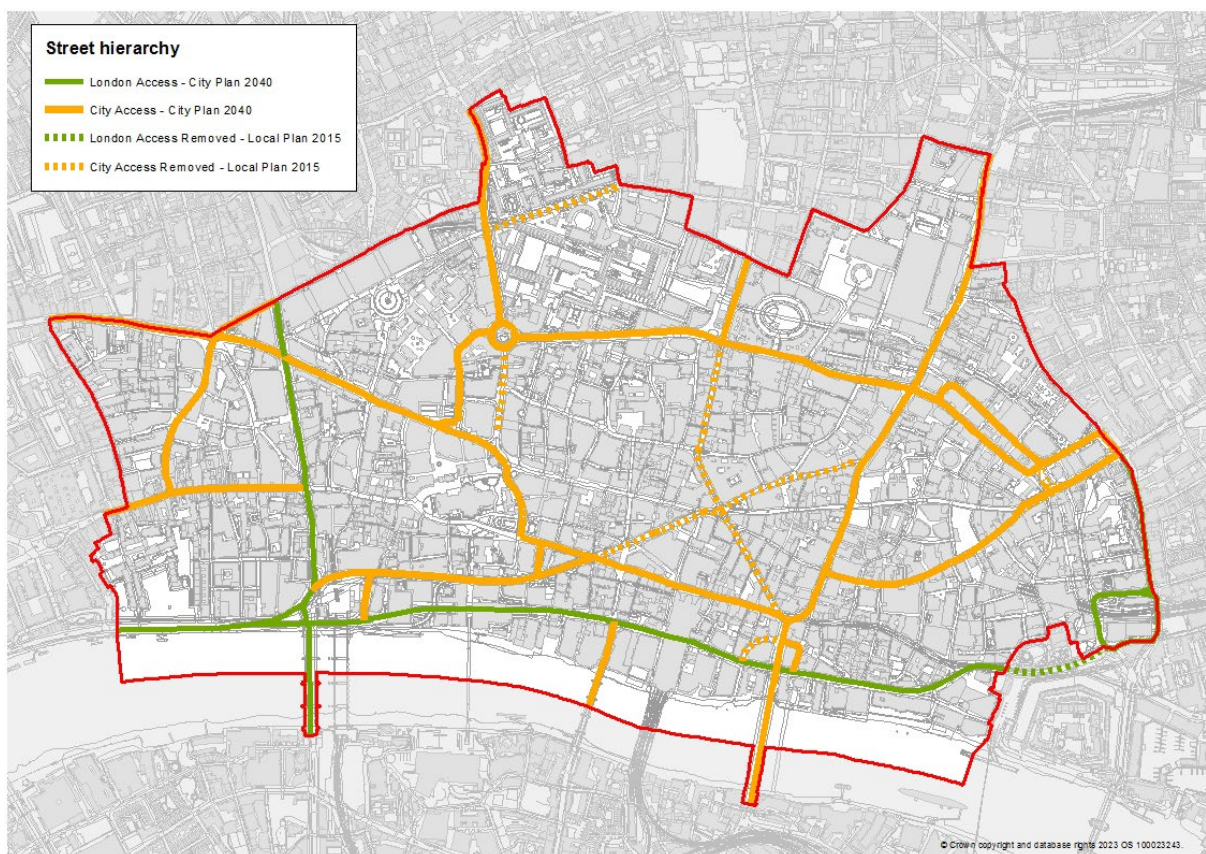
## Local Distributor Road

As part of the Transport Strategy review, all other roads are designated as Local Access streets so they do not need to be identified on the map.

These changes to the road types have been reflected in changes to the key for the policies map.

Parts of the road network that were formerly designated as Strategic Road (London Access) have been de-designated. This has been reflected in changes to the policies map.

Parts of the road network that were formerly designated as London/Borough Distributor Road (City Access) have been de-designated. This has been reflected in changes to the policies map.





## Open Spaces and Green Infrastructure

Site of Metropolitan Importance for Nature Conservation

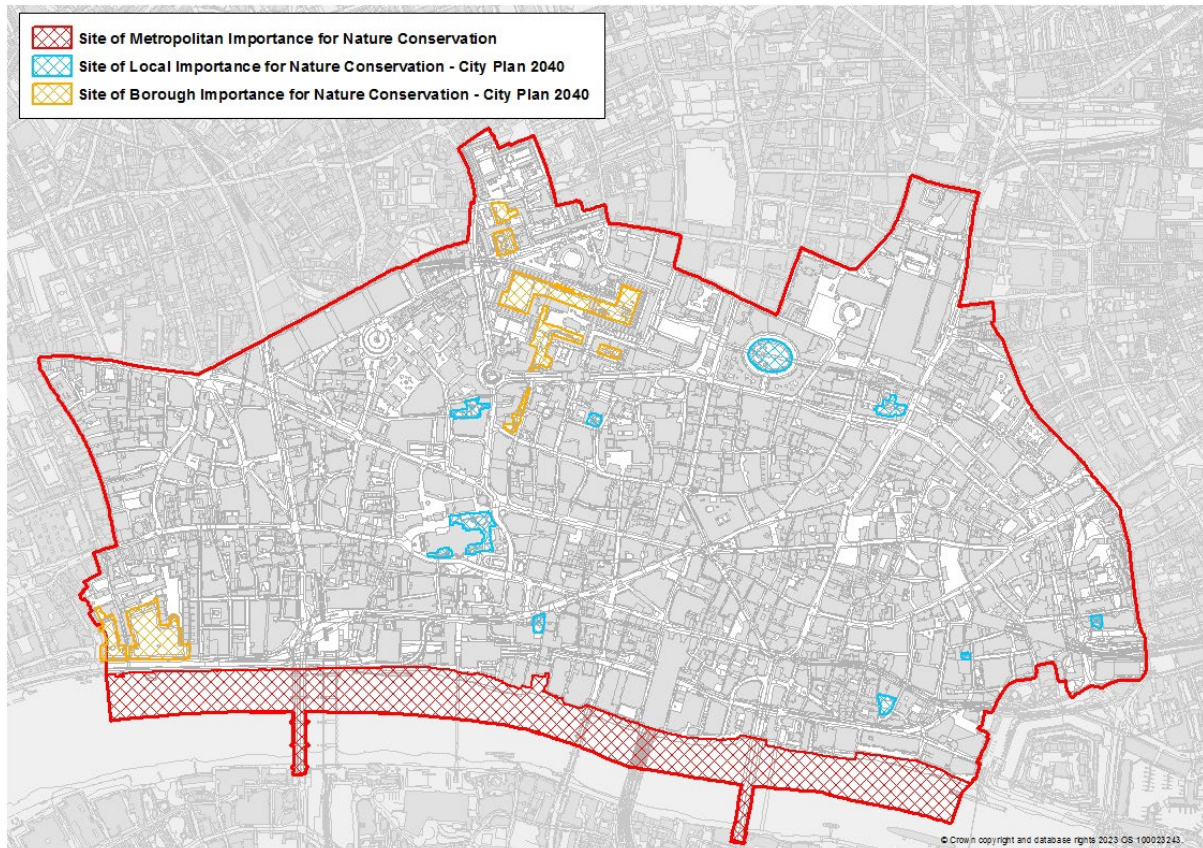
No change

Site of Borough Importance for Nature Conservation

The SBINCs have been added to the Policies Map.

Site of Local Importance for Nature Conservation

The SLINCs have been added to the Policies Map.

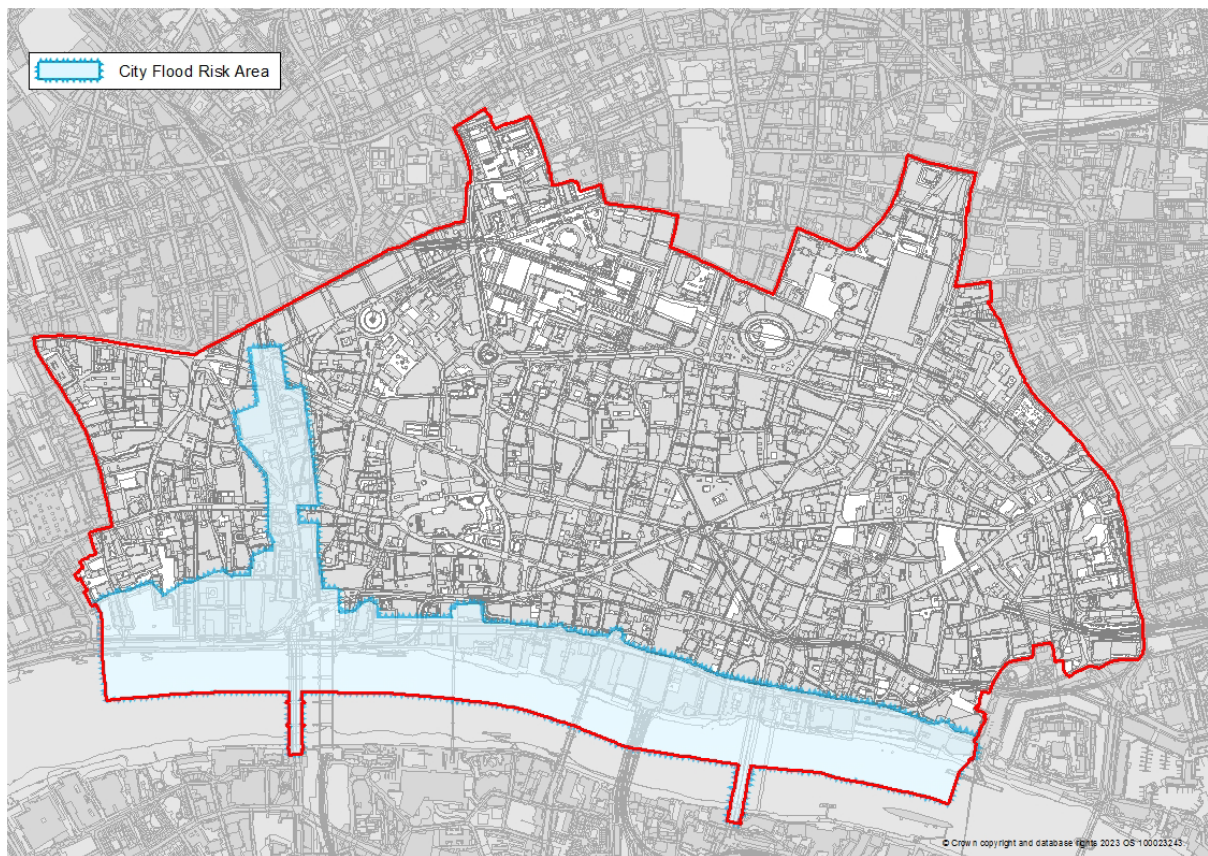




# Climate Resilience and Flood Risk

City Flood Risk Area

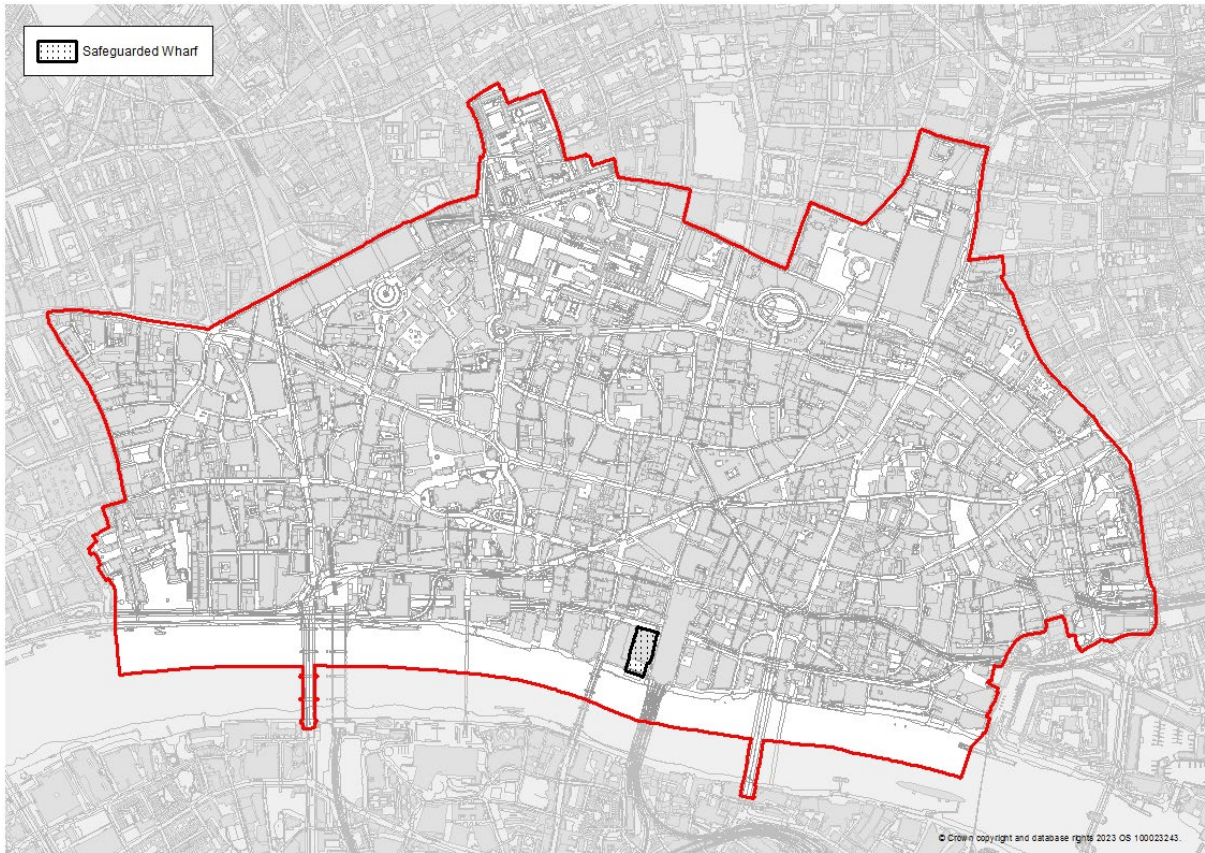
No change



# Circular Economy and Waste

## Safeguarded Wharf

No change

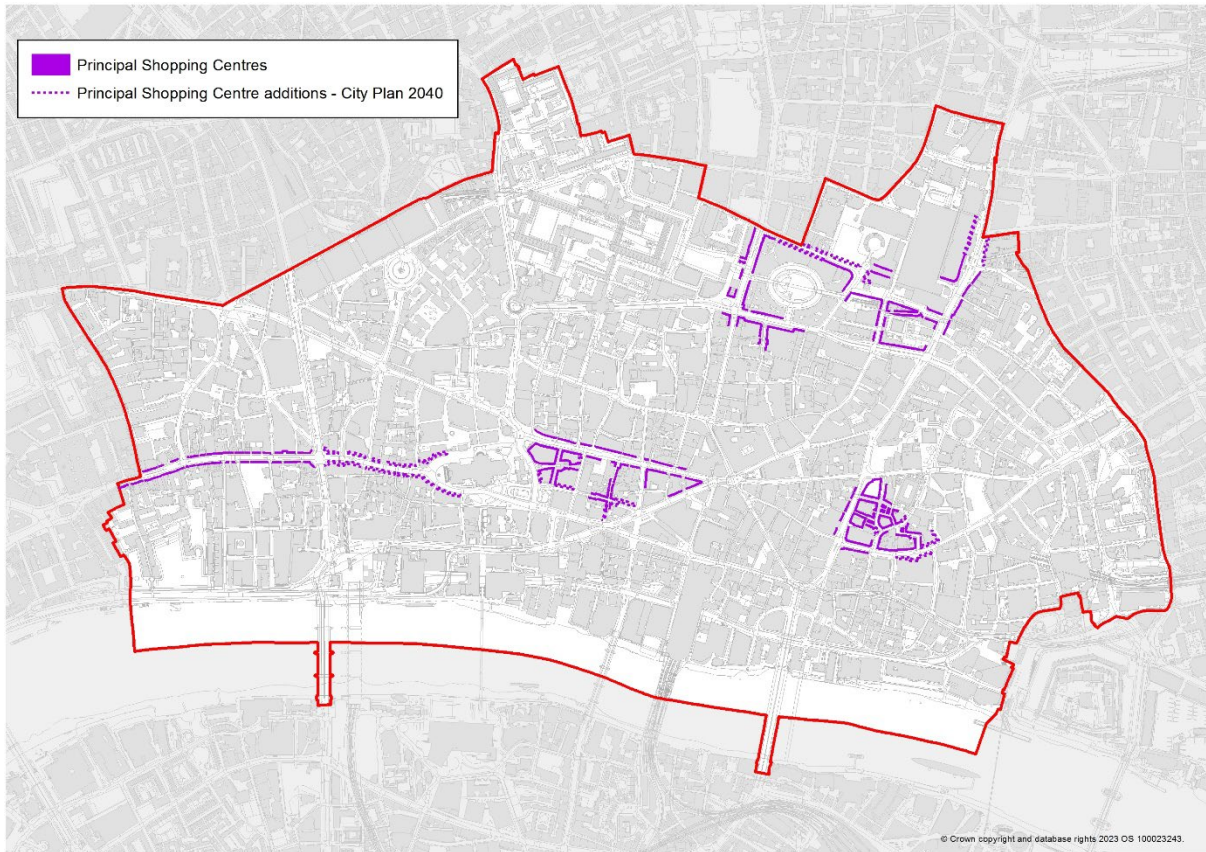




# Retail

## Principal Shopping Centres (PSC)

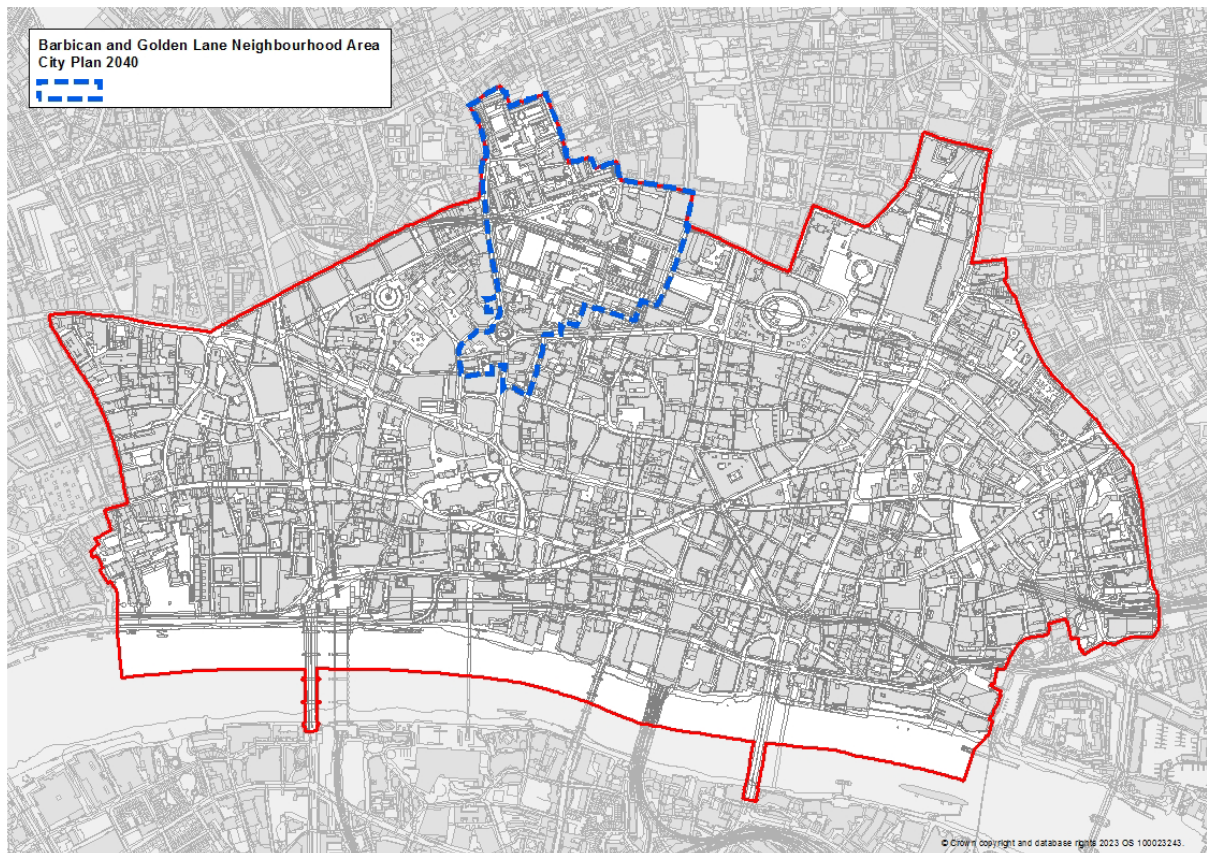
Additional frontages have been added to all four of the PSCs (Fleet Street; Moorgate/Liverpool Street; Cheapside and Leadenhall Market).



# Housing and Communities

## Barbican and Golden Lane Neighbourhood Area

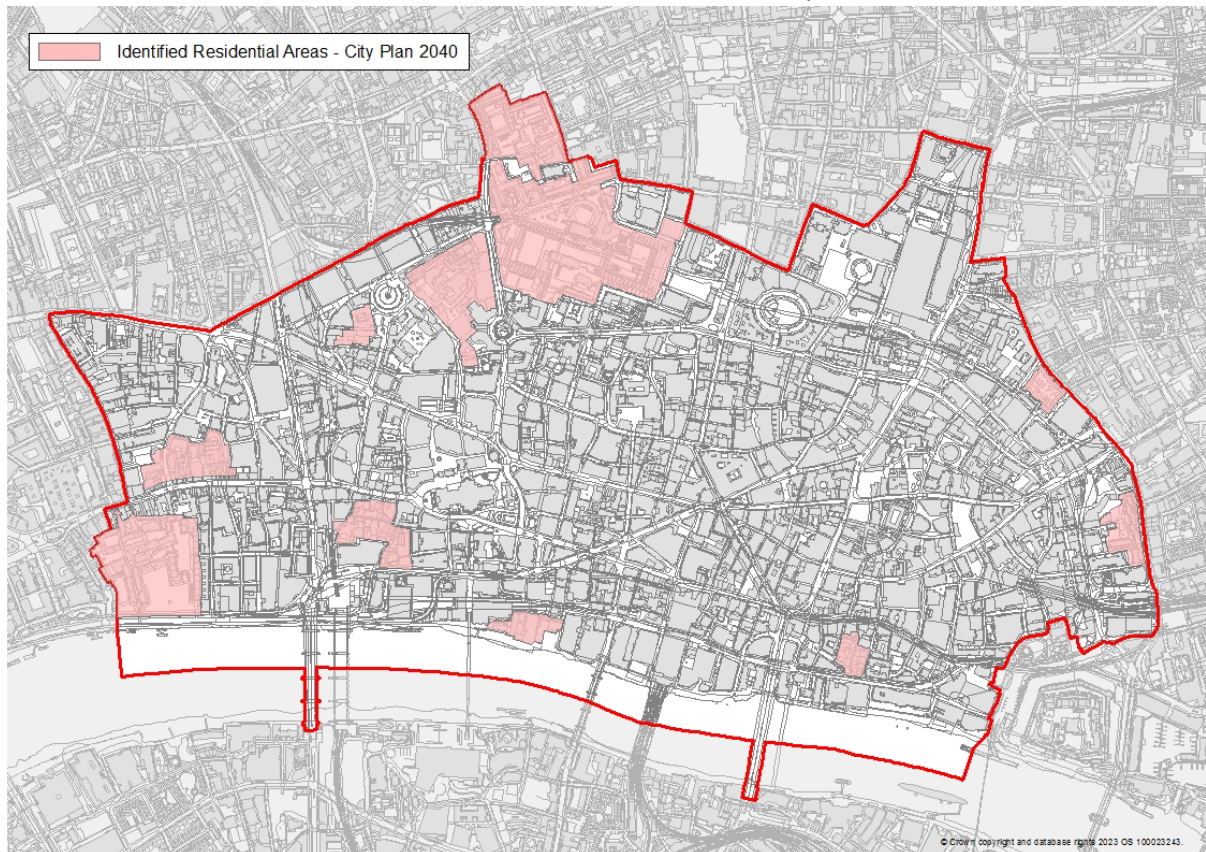
The Barbican and Golden Lane neighbourhood area has been added to the policies map



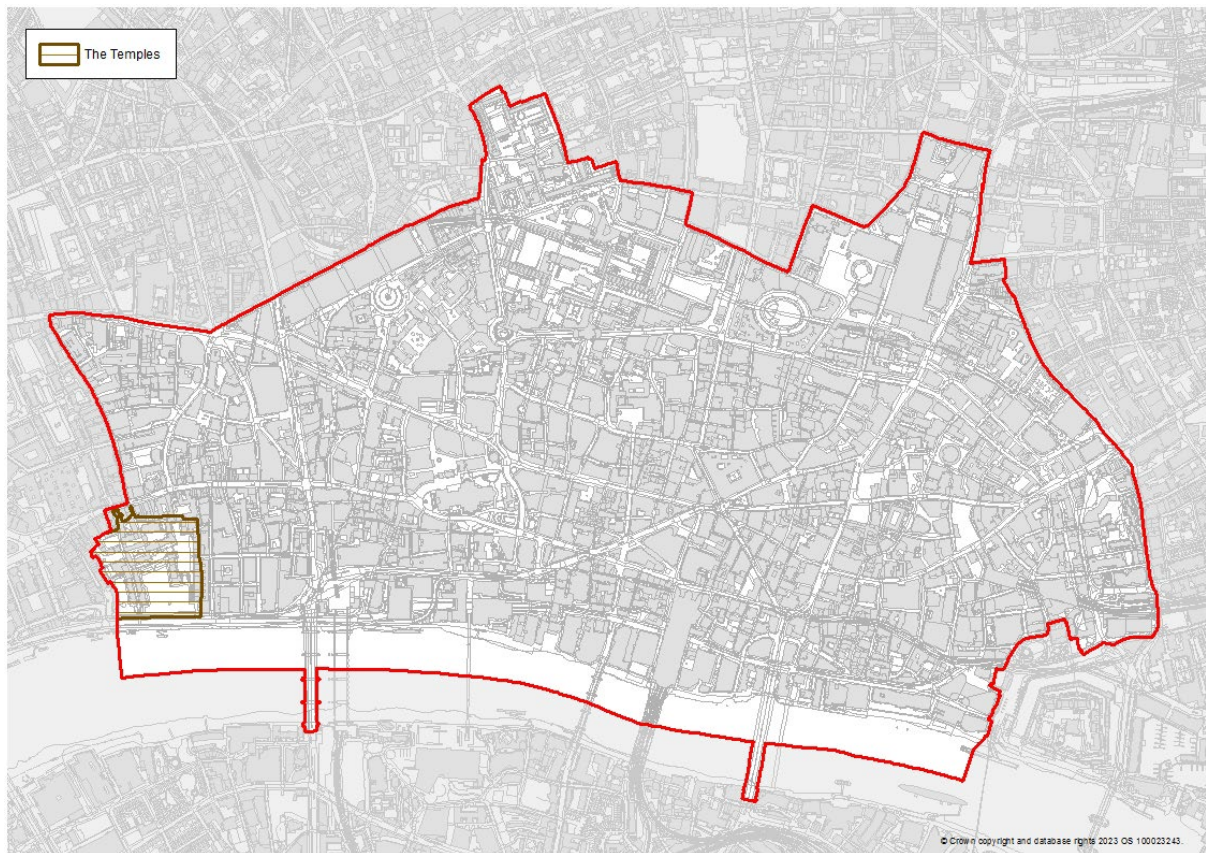


## Identified Residential Areas

The identified residential areas have been added to the Policies Map.



The Temple  
No change



## Policies Map C

### City Cluster Tall Building Area

The tall building contours for the City Cluster Tall Buildings Area have been added to the policies map.

## Policies Map D

### Fleet Valley Tall Buildings Area

The tall building contours for the Fleet Valley Area have been added to the policies map.