Schedule of Core Documents

London Borough of Tower Hamlets (Harriott House, Apsley House, Pattison House) Compulsory Purchase Order 2025

PINS Ref: APP/PCU/CPOP/E5900/3365599

Ref:	Document	Date
CD 1 Harriott House, Apsley House, Pattinson House Compulsory Purchase Order and Accompanying Documents		
CD 1.1	The Order and Schedule	15 April 2025
CD 1.2	The Order Map	14 April 2025
CD 1.3	The Statement of Reasons and appendices	April 2025
CD 1.4	The Statement of Case	September 2025
CD 2 Committee Reports, Cabinet Reports and Authorisations		
CD 2.1	London Borough of Tower Hamlets Report	23 September 2020
CD 2.2	London Borough of Tower Hamlets Cabinet Report	24 November 2021
CD 2.3	London Borough of Tower Hamlets Cabinet Report	15 December 2021
CD 2.4	London Borough of Tower Hamlets Cabinet Report	31 January 2024
CD 2.5	Development Committee report	12 June 2024
CD 2.6	London Borough of Tower Hamlets Cabinet Report	16 October 2024
CD 2.7	Secretary of State Approval: Appropriation	29 October 2024
CD 3 Planning Policy and Guidance Documents		
CD 3.1	National Planning Policy Framework (NPPF)	12 December 2024 (updated 7 February 2025)
CD 3.2	The London Plan	March 2021
CD 3.3	London Borough of Tower Hamlets Local Plan 2031	15 January 2020
CD 3.4	Ministry of Housing, Communities & Local Government, Guidance on the Compulsory Purchase Process	31 January 2025
CD 3.5	Ministry of Housing, Communities & Local Government, Compulsory Purchase and Compensation: Guide 4 - compensation to residential owners and occupiers	December 2021 (updated October 2023)

CD 3.6	Better Homes for Local People: the Mayor's Good Practice Guide to Estate Regeneration (GPGER)	February 2018
CD 3.7	Mayor of London's Housing Supplementary Planning Guidance	March 2016 (updated August 2017)
CD 3.8	London Borough of Tower Hamlets Strategic Plan 2022-2026 (the first 1,000 homes programme)	2022
CD 3.9	National Planning Practice Guidance (NPPG) on Viability	Last updated 12 December 2024
CD 3.10	RICS Professional Standard "Assessing viability in planning under the National Planning Policy Framework 2019 (for England)"	Effective from 1 July 2021
CD 4	**Planning Permissions and Supporting Documents**	
CD 4.1	The 2023 Permission (ref: PA/21/02703)	9 August 2023
CD 4.2	The Planning Permission (ref: PA/24/00368)	27 June 2025
CD 4.3	PA/24/00368 – Site Location Plan	1 March 2024
CD 4.4	Planning application proposed phasing plan	1 March 2024
CD 4.5	Statement of Community Involvement	February 2024
CD 4.6	Financial Viability Assessment: Red Loft	March 2024
CD 4.7	Planning Obligation Director Letter	18 June 2025
CD 4.8	London Borough of Tower Hamlets: Review of Financial Viability Assessment (FVA)	June 2024
CD 5	**Other documents**	
CD 5.1	Introduction Letter and Invitation to Consultation	20 June 2019
CD 5.2	Landlord Offer	28 February 2020
CD 5.3	Letter to residents: Consultation programme	28 February 2020
CD 5.4	Invitation to Consultation	27 August 2020
CD 5.5	Rehousing guide for resident leaseholders	May 2023
CD 5.6	Invitation to Consultation	December 2023
CD 5.7	Invitation to Consultation	12 February 2024
CD 5.8	Appropriation Plan	7 March 2025
CD 5.9	Indicative Stopping Up Order plan	Undated
CD 5.10	Equalities Impact Assessment	March 2025

5.11	Rehousing Guide for non-resident leaseholders	
CD 6	**Housing Needs**	
CD 6.1	Tower Hamlets Local Housing Needs Assessment	October 2023
CD 6.2	GLA's Housing in London 2024 Report	November 2024
CD 7	**Legislation**	
CD 7.1	Town and Country Planning Act 1990 (section 226)	
CD 7.2	The Local Government Act 1972 (section 122)	
CD 7.3	Housing and Planning Act 2016 (section 203)	
CD 7.4	Land Compensation Act 1961 (sections 5 and 6)	
CD 7.5	Planning and Compulsory Purchase Act 2004 (section 38)	
CD 7.6	Human Rights Act 1998 (Schedule 1 The Articles)	
CD 7.7	Equality Act 2010 (sections 4 and 149)	
CD 8	**Objections (redacted)**	
CD 8.1	Schedule of withdrawn objections	17 November 2025
CD 8.2	Objector 1	8 May 2025
CD 8.3	Objector 2a	9 May 2025
CD 8.4	Objector 2b	9 May 2025
CD 8.5	Objector 3a	14 May 2025
CD 8.6	Objector 3b	14 May 2025
CD 9	**Council's Summary Proofs of Evidence**	
CD 9.1	Summary Proof of Evidence of Monju Ali	18 November 2025
CD 9.2	Summary Proof of Evidence of Victoria Coelho	18 November 2025
CD 9.3	Summary Proof of Evidence of Timothy Surry	18 November 2025
CD 9.4	Summary Proof of Evidence of John Booker	17 November 2025
CD 9.5	Summary Proof of Evidence of Farrah Hussain	18 November 2025
CD 9.6	Summary Proof of Evidence of Brian Pote-Hunt	18 November 2025
CD 10	**Council's Proofs of Evidence**	
CD 10.1	Proof of Evidence of Monju Ali	18 November 2025

CD 10.2	Proof of Evidence of Victoria Coelho	18 November 2025
CD 10.2a	Appendix 1 – London Plan analysis	18 November 2025
CD 10.2b	Appendix 2 – Local Plan analysis	18 November 2025
CD 10.3	Proof of Evidence of Timothy Surry	18 November 2025
CD 10.3a	Appendix 1 – Sample letters	Various
CD 10.3b	Appendix 2 – Status of Negotiations	18 November 2025
CD 10.3c	Appendix 3 – Acquired Leasehold Interests	18 November 2025
CD 10.3d	Appendix 4 – Objector 1 Schedule of Engagement	18 November 2025
CD 10.4	Proof of Evidence of John Booker	17 November 2025
CD 10.5	Proof of Evidence of Farrah Hussain	17 November 2025
CD 10.5a	Appendix 1 – The Vistry Group Structure Chart	Undated
CD 10.5b	Appendix 2 – Case studies from Vistry London Portfolio	Undated
CD 10.5d	Appendix 3 – Organogram	Undated
CD 10.5d	Appendix 4 – Copthorn Company accounts 2021 – 2024	2021-2024
CD 10.6	Proof of Evidence of Brian Pote-Hunt	18 November 2025