



# HILLINGDON

LONDON

## ARTICLE 4 DIRECTION UNDER THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015 (AS AMENDED)

WHEREAS The London Borough of Hillingdon (“the Council”) being the appropriate local planning authority within the meaning of Article 4(5) of the Town and Country Planning (General Permitted Development) Order 2015, are satisfied that it is expedient that development of the descriptions set out in the Schedule below should not be carried out on the land shown on the plans appended to this Direction unless planning permission is granted on application under Part III of the Town and Country Planning Act 1990 (as amended).

NOW THEREFORE the said Council in pursuance of the power conferred on them by Article 4(1) of the Town and Country (General Permitted Development) Order 2015 (as amended) hereby direct that the permission granted by Article 3 of the said Order shall not apply to development on the said land of the description(s) set out in the Schedule below.

### SCHEDULE

The withdrawing of permitted development rights identified in **Class ZA, Part 20 of Schedule 2**: development consisting of works for the demolition of one or other of any building comprising a single purpose-built detached block of flats, and any other single detached building, comprising premises established for office use falling within Class B1(a), for research and development falling within Class B1(b) or for an industrial process falling within Class B1(c) of the Schedule to the Town and Country Planning (Use Classes Order) 1987 or for any combination of them for the construction of either a purpose-built detached block of flats or a purpose-built detached dwellinghouse within the identified areas listed below and as indicated in green on the map attached as Appendix 1.

#### List of Areas to be covered:

##### Strategic Industrial Locations

- Uxbridge Industrial Area
- Hayes Industrial Area
- Stonefield Way, South Ruislip
- North Uxbridge Industrial Estates

##### Locally Significant Industrial Sites

- Packet Boat Lane, Cowley
- Braintree Road Industrial Area, South Ruislip
- Covert Farm, Heathrow

##### Office Growth Locations

- Stockley Park (Also Locally Significant Employment Location)

##### Locally Significant Employment Locations

- Summerhouse Lane / Salamander Quay, Harefield
- Stockley Park
- Odyssey Business Park, Ruislip

##### Hotel and Office Growth Locations

- Uxbridge Town Centre

##### Hayes Opportunity Area



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And being development comprised within Class ZA of the Town and Country (General Permitted Development) Order 2015 (as amended) so described and not being development comprised within any other Class.

The Article 4 Direction will come into force on 30 July 2022

Dated this 26 day of July 2021

Made under the Common Seal of the  
MAYOR AND BURGESSES OF THE  
LONDON BOROUGH OF HILLINGDON

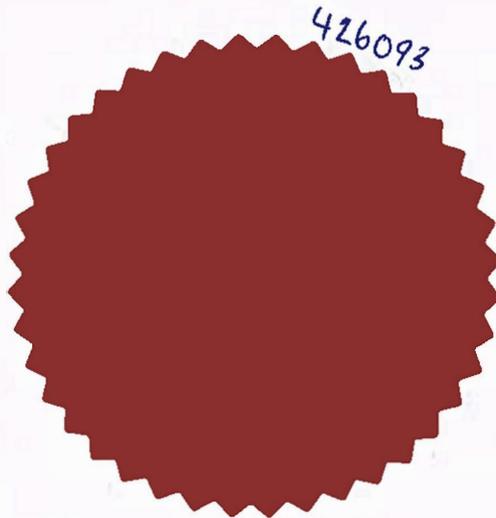
This day 26 of July 2021

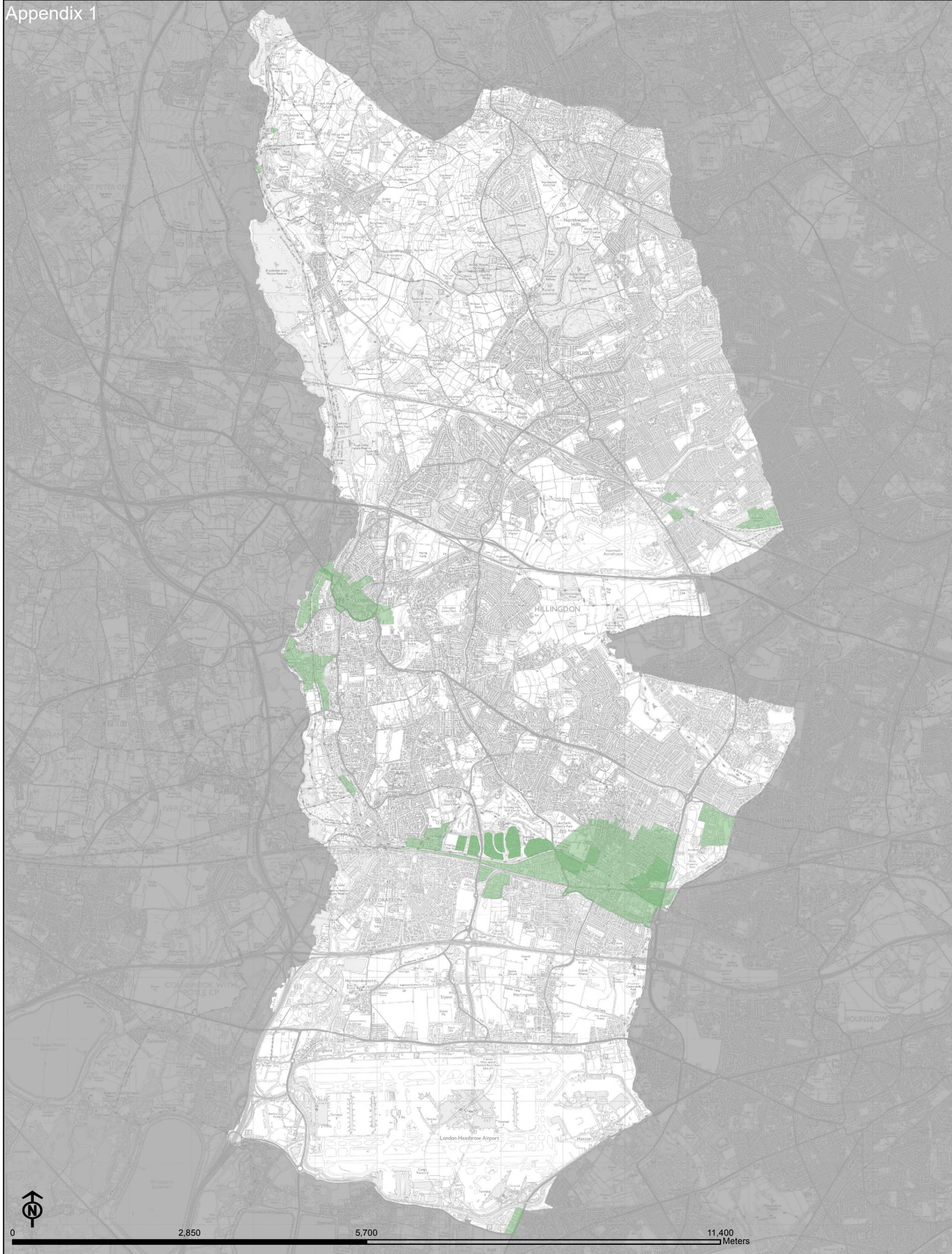
in the presence of:

MEMBER

AUTHORISED OFFICER

  
J. Mollay





**Part 20 - Class ZA - Demolition of Buildings and Construction of New Dwellinghouses**