

## **Examination on Draft Revised Enfield Local Plan**

### **Response to Inspectors Matters, Issues and Questions Matter 5**

This written statement is submitted to the EIP on behalf of the London Diocesan Fund ('LDF') in response to Questions and Matters for discussion at the Examination in Public, raised by the Inspector in relation to Matter 5.

#### **General**

The Diocese of London (LDF) is the group of Church of England organisations located in North London. It comprises parishes, schools, chaplaincies, missional communities and other organisations, which are united by their common Christian faith. The Diocese covers 277 square miles of Greater London north of the Thames from Staines in the west to the Isle of Dogs in the east and as far north as Enfield. They have significant land holdings across the Diocese, including land in the Green Belt that has significant development potential, such as this site. The Diocese seeks to promote sites such as this so that they optimise the potential of their landholdings to fund their wider ecclesiastical activities.

LDF is the freehold owner of various parcels of land within the London Borough of Enfield. This hearing statement relates solely to two of those parcels of land, forming part of the Chase Park draft allocation (SA10.1). These are Land Opposite Jolly Farmers (for which Gerald Eve submitted representations to the Regulation 19 consultation) and Land South of Enfield Road (for which Fairview New Homes submitted representations and, LDF understands, is submitting hearing statements). This Hearing Statement is presented in support of those statements previously made.

LDF is supportive of the overarching objectives and proposed allocations at Chase Park SA10 for a residential led development including community and retail uses together with strategic green infrastructure.

#### **Matter 5: Key Diagram, Spatial Strategy and Methodology for Selecting Site Allocations**

**Issue 5.1 Whether the vision and strategic objectives have been positively prepared and are justified and effective.**

**Q5.1: Are the spatial vision and strategic objectives soundly based, justified by the evidence and is it clear how the Plan's policies will help to deliver the vision and strategic objectives over the Plan period?**

LDF considers that the spatial vision and objectives have been appropriately advanced, and LDF has participated in development of policies relating to the Chase Farm allocation by virtue of participation at the developer forum meetings.

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**Q5.4 Is the spatial strategy consistent with national policy on flood risk? Has the Plan been informed by a Strategic Flood Risk Assessment based on the most up to date flood risk data and climate change allowances and taking advice from the Environment Agency?**

**Q5.5 Can the Council Demonstrate that the Plan takes a sequential, risk-based approach to the location of development, to avoid where possible flood risk to people and property?**

**Q5.7 Further to the above, are any of the locations identified for growth in the Plan within Flood Zones 2 and 3? If so, has the exception test been carried out and are the conclusions justified?**

Land Opposite Jolly Farmers contains land within Flood Zones 2 and 3. LDF commissioned their own FRA which shows that the zones are slightly different from those within the draft Local Plan documents, however the spatial strategy directs sensitive development away from this parcel of land. LDF considers that some infrastructure to support the ambitions of SA10.1 can be delivered on this Site, including on elements of the parcel that are within Flood Zone 1.

Word Count: 566 words