
Response to the Draft Local Plan Regulation 18 Consultation 2021

I am writing to object to all proposals in the above plan which will remove land from the protection of being designated Green Belt land. I thought the purpose of Green Belt land was to create lungs for the built up cities, improving air quality and providing a habitat for wildlife. They also provide much needed open space for recreation.

On this point I refer to the following Policy sections:-

SP PL 10, pages 80-87 and Figure 3.11

Mostly Vicarage Farm.

This land is, I believe, part of the original Chase and as such deserves protection because of its historical importance.

Being accessible on all sides, the paths on this farmland are frequently used by walkers and others for exercise and relaxation. The physical and mental health attributes of the broad open green vistas provided on paths such as Merryhills Way which crosses this land would be lost by any development. I have lived here for many years and in the past this land was cultivated and produced crops which seems not to happen much now. It would seem that reinstating this cultivation should be a priority to increase in our much needed UK food supply. It appears to me that development on this site is being seen as the easiest option when the many brownfield sites available in the borough have not been prioritised simply because they require greater groundwork than virgin land such as this and other Green Belt land.

SP PL 9, pages 77-80 and Concept Plan Figure 3.10

Crews Hill "sustainable development".

My objections are similar, in that use of Green Belt land for housing development is a loss of environment that will damage us and future generations. The businesses currently along Crews Hill itself provide local employment without impacting on the surrounding Green Belt and seem to work hard to keep this location unique and attracting custom. Crews Hill is renowned for its large number of substantial garden centres, and other businesses, in one location. Throughout the year it draws people from a huge catchment of London and Hertfordshire, this is bringing income into the borough which would be lost if any development took place. The surrounding Green Belt farmland should be preserved, not built over and lost forever.

SA 45, page 364

SA 52, page 372

SA 54, page 374

SA62, page 383 and SP CL 4 pages 277-279

All the above five sections continue to propose development of housing, industry, or warehousing on land currently designated as Green Belt and my objection is that all of these will have a huge detrimental impact on the environment, ecology, and public health, in their areas

and beyond if any part of these were to be approved. Even proposals to hand over Whitewebbs land to private ownership will not retain public free access to roam when we should be remembering how important for our well being such space is after the pandemic over the last 18 months.

I also object to the areas of the Draft Local Plan which show “Encouragement for tall buildings” across the borough.

Policy DE 6, pages 156-160, with particular regard to figure 7.4, page 158, and paragraph 7.6.2, page 159, and also SA 2 Palace Gardens shopping centre, page 321, are relevant sections.

The above sections are “encouraging” substantial highrise dwellings which are all out of character with the locations as specified. The suburban nature of the whole borough will be affected detrimentally by these tall blocks going ahead. The Civic Centre itself is quite a dominating structure and that is only 13 storeys.

I support the need for housing development and the ambition to meet Enfield’s housing needs but cannot accept that the answer is such tall buildings. Elsewhere it is accepted that suburban housing needs are not met by building high rise and many are being demolished as an unsuccessful solution.

Around the country lower rise developments appear to be more successful at allowing proper communities to be created. Putting housing with less than 10 storeys above brownfield places like retail sites, for example Tesco, Savoy Parade, or Sainsburys, Crown Road, would go some way to meeting the target without dominating a sky line.

The Council states that it is currently investing in 3,500 council-led new homes and working to build 10,000 more at Meridian Water. The latter development seems to keep being delayed and needs to be given the support and assistance to complete this swiftly. These will contribute significantly towards the “target”.

We are fortunate to still live in such a green borough but with the proposals in this Draft Local Plan much of this will disappear and this is not acceptable to me. On behalf of myself and future residents I object strongly to this Draft Plan.

Please register my objections appropriately and I look forward to your considered responses in due course.

