

**Re ENFIELD DRAFT LOCAL PLAN – Section Crews Hill Concept Plan.
Pages 75-80**

My background and my reaction to this section as it affects me, my future, future residents and visitors to this area.

I have lived in and around the Crews Hill area since primary school age, attending St John's in Theobalds Park Road and later to Enfield Grammar School. My parents worked tirelessly to enable them to move their family to this green and pleasant area after originating from the east of the borough, it was their ambition and they achieved it – even at the expense of 'going without' for a long period of time.

As a child living in Crews Hill – my siblings and friends got involved with local activities, golf and horse riding. The etiquette we learnt from our elders helped us understand community and discipline – stick to the rules or you're out! A lot of families came from working class backgrounds with parents who worked hard to achieve. They dreamt of moving from overcrowded north London to an area with green space. Their offspring have gone on to be successful in their own right and have contributed 'back to the community' in many ways. It's only having looked back – whilst thinking about my reply – have I seen it.

Would Crews Hill and many of the original legitimate businesses be here if it weren't for our generation? No! We've picked up from the elders and carried the batten – hoping to pass onto the next. I mention businesses like Thompsons of Crews Hill, Woldens, Culver and Warmadams would fold if this over-the-top LP goes ahead, as would Crews Hill Golf Club; the club was built by local, successful business figures who employed large numbers in Enfield and London who spent their hard earned money on creating a beautiful calm space landscaped on 'Kings Plain' for the pleasure of generations to escape and regenerate since 1916, who in turn would become the future employers. Going back further in time the golf course was used in market farming – post hunting times and pre railway. Once the land was exhausted of nutrients it laid bare for years until becoming a golf course which was, at its origin, devoid of trees. Now into the 21st century it flourishes, absorbs carbon, captures water, home to wildlife and improves the environment. Since the closure of Whitewebbs Golf Course (and rumours of more to close) Enfield area really needs a sports and social space.

The Enfield Local Plan will destroy a unique area dating back a millennia. The Local Plan has also evolved since 2015 – pre-COVID. Now stressed households realise there is another way to work and live, working from home during varied hours, in lofts, garden spaces, spare rooms or from cafes and clubs and enjoy some fresh air and green space to calm down and appreciate nature from the saved commuting hours. Mental and physical health improves through green spaces, activity, gardening... and where do the good people of Enfield go to find the above? Crews Hill and surrounding areas!

In recent years 'Heritage Buildings' in Crews Hill have been destroyed. The old Plough Pub on the corner of Cattlegate and Theobalds burnt down (2006)... LBE instructed the listed building should be repaired and reinstated, instead nothing. September 2016 – Stomans Farm, Whitewebbs Lane, was burnt to the ground over 2 nights – including its heritage 18th Century barn – built by local craftsmen from locally sourced oak, heritage skills that few have or can teach – gone. No prosecution, no real ideas as to their disappearance. Crews Hill is getting over run by illegal practices, proceeding without planning consent. In fact where were 'Planning Enforcement' when we 'the locals' who are the 'eyes and ears' when we really needed them? It really does seem like a deliberate attempt to mess up the area. Crews Hill was beautiful. One councillor recently quoted that 'Crews Hill is a mess' – I agree, it's been allowed to get this way to encourage development. No intervention from LBE – why?

In summary:

Crews Hill has been allowed to become an unkempt area.
No Planning Enforcement.

A waste company piling 1000's tonnes of waste each week in the Green Belt just above Cuffley Brook that feeds the London water supply.

Scaffolding companies occupy horticultural land.

Cars and Transport vehicles are stored behind fences, again on Green Belt horticultural land.

Encroachment and even unregulated meat production and modern slavery if the rumours are correct.

In addition:

Crews Hill Residents and legitimate Businesses are not properly consulted regarding this plan.

PL9 CREWS HILL – Site Allocations

'Proposal: Land Use Requirements

• Redevelopment should provide new homes, associated community and social infrastructure, and enhanced open space

• Must retain the existing riding school'

Surely the **Crews Hill Golf Course** is an enhanced open space, why wouldn't it being retained?

Since the Royal Chace Hotel has been shut down, CH Golf Club is the only facility (locally) to hold a function/wedding/funeral reception with a capacity of 100+. Whitewebbs has been closed by LBE, some members have joined CHGC; it now has a waiting list to join and is exceptionally busy at peak times. Where will all these people go if the LP goes forward? We don't want all these people clogging up hospitals.

Crews Hill Golf Club

Inception early 1900's.

World renowned golf course architect Harry Colt, see Colt Association.

Beautiful Green Belt landscape.

Course of historical significance – relationship with Ryder Cup.

Please walk through the hallway and see the artwork on the walls showing its importance.

It must be retained for future generations at all cost.

PT5 Context and Characteristics

3.9.1 The golf course holds millions of gallons of water during excessive rain periods and slowly releases it back to Turkey Brook and the water table without contamination. Housing and Industry will not be so environmentally friendly.

3.9.3 Cycle route

I don't believe the hills surrounding area are really that suitable.

3.10

Placemaking: Congestion on the M25 consistently 'jams-up' Crews Hill – 3500 more homes with 7000 potential road users will exacerbate the problem.

Sustainable Movement and Connectivity

8. Development at Crews Hill should improve the functionality and connectivity of the east-west green corridors across the north of the Borough

8 above: I'm not sure what this actually means, is there a mini ring road from east-west being proposed through the center of CH? Will it add more pollution?

The proposed hub at Crews Hill Railway Station and extra households on the Green Belt would overwhelm the already congested routes.

IF Crews Hill Railway Station were to become a HUB it would need to be enlarged and include sidings to allow trains to terminate and return to London and Hertford and beyond. As recommended by a Network Rail consultant. Maybe there is a plan for a new trunk road to run along the M25 joining The Ridgeway to Whitewebbs?

Proposal/option:

Ideally, if there is a need for a new Crews Hill Station HUB, it should be built closer to the M25, the area has space to allow railway sidings, car parks, shops, small pockets of housing and a trunk road – away from a very congested Cattlegate Road, East Lodge Lane and Whitewebbs during peak times.

Places for housing:

The world is getting ever-more populated. I accept that. But throwing a blanket over the whole of Crews Hill and proposing it 'solves a housing problem' – is a lazy solution. There may only be a few hundred residents here, hence less voting power, but the Local Plan is excessive.

Should there be housing on the area of Crews Hill?

Possibly on small pockets of space agreeable by local residents, not by people from outside the area – that's why it's called the **Local Plan for Local Residents** to have a say.

Where?

My thoughts would be on corner of Cattlegate & Theobalds. Ex burnt Plough site.

+ Location of Enfield Skip Co & other works in the very heart of the settlement.

+ Move all industrial, non-horticulture businesses away from the center towards the M25 in regulated area where the noise pollution from the M25 will not affect them.

+ Repair roads and pavements.

But as I say, my thoughts. If it means that once one pocket has housing then the rest must follow, then the answer is no. Keep off the area.

The majority of Businesses do NOT want to sell. Pressure from developers and council is pushing them out.

Brownfield Sites

I know a few developers.

One says they have plenty of Brownfield sites, but building on Green Belt would be far easier and cheaper.

Another says 'building on Green Belt will be impossible because of regulations and they will not get involved... followed by ...don't believe the hype that Green Belt is the only option – it's the easy option for developers. Easy options make more profit'.

Climate Change adaption / environment

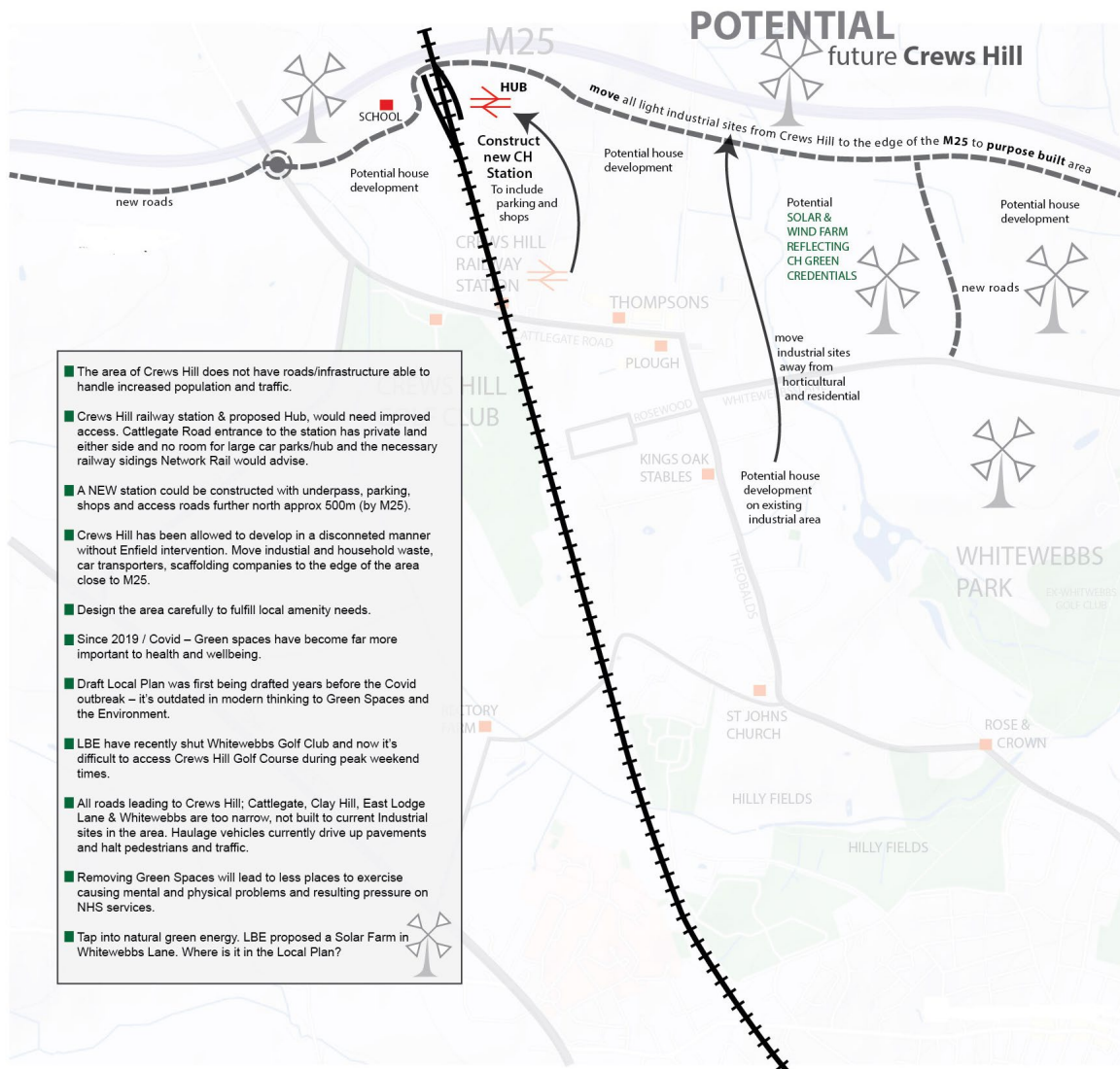
18 Development and associated green infrastructure.

LBE proposed a solar farm at Stomans Farm, Whitewebbs Lane during the last 10 years then withdrew it – why not re-investigate this idea and add wind turbines. They will not disrupt the precious ground as housing does and will marry up with the green eco horticultural history of the area.

FINALLY

I could write a lot more about this area. I'm sorry if it's a bit jumbled and possibly disjointed, but I think I've given a truthful brief opinion.

We all make planning mistakes and regret it, whether it's the choice of paint colour or a diy plan... these can be easily fixed, concreting over heritage, removing trees and green spaces cannot.



POTENTIAL future Crews Hill

- The area of Crews Hill does not have roads/infrastructure able to handle increased population and traffic.
- Crews Hill railway station & proposed Hub, would need improved access. Cattlegate Road entrance to the station has private land either side and no room for large car parks/hub and the necessary railway sidings Network Rail would advise.
- A NEW station could be constructed with underpass, parking, shops and access roads further north approx 500m (by M25).
- Crews Hill has been allowed to develop in a disconnected manner without Enfield intervention. Move industrial and household waste, car transporters, scaffolding companies to the edge of the area close to M25.
- Design the area carefully to fulfill local amenity needs.
- Since 2019 / Covid – Green spaces have become far more important to health and wellbeing.
- Draft Local Plan was first being drafted years before the Covid outbreak – it's outdated in modern thinking to Green Spaces and the Environment.
- LBE have recently shut Whitewebbs Golf Club and now it's difficult to access Crews Hill Golf Course during peak weekend times.
- All roads leading to Crews Hill; Cattlegate, Clay Hill, East Lodge Lane & Whitewebbs are too narrow, not built to current Industrial sites in the area. Haulage vehicles currently drive up pavements and halt pedestrians and traffic.
- Removing Green Spaces will lead to less places to exercise causing mental and physical problems and resulting pressure on NHS services.
- Tap into natural green energy. LBE proposed a Solar Farm in Whitewebbs Lane. Where is it in the Local Plan?