

## To: Enfield Council – Strategic Planning & Design

13 September 2021

### Re: Draft Enfield Local Plan

I am writing to object to the Draft Enfield Local Plan & the building of houses on protected green belt, in particular Crews Hill, where I live.

The plan does not take into consideration many things that make the plan to build on Crews Hill unworkable.

1. The land is Green Belt that is protected from being built on under law. The Mayor of London has stated he is against building on Green Belt. If the council does build houses in Crews Hill that will set a precedent for developers to be able to build more housing on Green Belt land. Several housing developers have already bought nurseries and other businesses in the Crews Hill area. If the ELP goes ahead they will be able to close those businesses and build on the land. This will destroy the local area and turn a unique community into part of the London urban sprawl.

2. If the council gets their way the roads in Crews Hill will be clogged with cars. Something the roads are not fit to take. Having 3,500 homes will mean approx. 8-10,000 extra cars (assuming 2-3 cars per household) trying to use the narrow, twisting country lanes in the area. The council have not taken into consideration the effect all these cars will have on the air and noise quality in the area. The pollution from CO2, brake dust, rubber particulates from tyres and particulates from exhaust fumes will have a detrimental effect on people's health.

3. There is no infrastructure in the area to accommodate 3,500 households. The nearest shops are miles away so too with schools, doctors and nearly all facilities needed for that many households. There is no way for the proposed residents to get to the closest amenities other than car. There is one small bus that goes from Crews Hill to Enfield town every half an hour. This is not sufficient to cope with the amount of people that will require transport to the nearest amenities nor to cope with the demands of rush hour.

4. The council have not taken into consideration the effect of any traffic problems when they occur on the M25. In fact the council acknowledges that the roads around Crews Hill are unsuitable for the proposal. Crews Hill is between Junctions 24 & 25 of the M25. Whenever there is a problem that affects these junctions traffic diverts through Crews Hill to avoid the problem. This results in the roads in the area becoming heavily congested. If the cars needed for transport by the proposed housing are added the area will be gridlocked.

5. The council proposes to build the houses without parking in the hope the residents will 'get on their bikes'. This is ridiculous as the roads are too narrow and too steep for safe cycling. There is no room to put cycle lanes in, something that would be essential as the narrow roads are used by heavy goods vehicles daily. Crews Hill is named thus for a good reason:- it has many steep hills. This makes it unsuitable for anyone but the fittest. The elderly, disabled, young would not be able to cope with the steep hills on a daily basis. I know this for a fact as I am a wheelchair user and have to use a car just to pop down the

bottom of the Crews Hill Estate to to post a letter.

6. The council states the ELP will provide social housing for the residents of Enfield. However the council cannot ensure this will actually happen as the council cannot force the developers to sell the properties only to Enfield residents. Market forces will dictate who will live in the proposed houses and the developers will accept bids from anyone no matter who they are and where they come from.

7. The ELP says the new homes will provide much needed social housing but whenever the council has allowed building the amount of social housing has fallen woefully short of the promised amount.