

Having moved into the Hadley Highstone area in 2014, I have lived on the doorstep of Hadley Woods for some 7 years now, and am a frequent user of the local greenbelt areas, Trent Park and Hadley Wood itself. My choice of living here was entirely intentional upon leaving the area of Hampstead Heath / Kenwood for the precise reason that it is the only area north of busy Hampstead which offers an expanse of protected green open space and woodland completely unique to, and associated with, its name and reputation as a special area amongst listed buildings. As an owner of said such listed building, I feel very strongly that the proposed development is a threat to the rich heritage of the area and therefore object to the proposed site allocation, which would allow the development of 160 homes on Green Belt land.

My principal reasons for objection are:

**1. Destroys a valued part of the Green Belt and undermines principal standards framework**

I sympathetically share Enfield Council's description of the area as "a special area of landscape character which is a major asset for the borough. It is of both landscape and historic significance"; and "The existing Green Belt boundary should be retained and protected, and future development and land use changes resisted".

**2. Increases flood risk in other parts of Hadley Wood**

The recent activity of repairing ancient underground pipework in the area over the past 18 months is testament to the on-going problems relating to inadequate local sewer/ flood defences. Parts of the land are in flood zone 3 owing to frequent flooding across Hadley Wood. The existing foul and surface water sewer infrastructure has not kept up with the pace of development and any further development will undoubtedly result in an increase of flooding.

**3. Damages the significance, purposes and openness of the Green Belt**

The Hadley Wood Heritage and Character Assessment notes that the site provides "important views" and the landscape "acts as a buffer separating Hadley Wood from other urban areas". Additionally, the site forms part of the Hornbeam Hills Area of Special Character; as an owner of a listed building within the footprint of where the Battle of Barnet took place in the 15<sup>th</sup> Century, the development overlooks the significance of this local history.

**4. Wildlife and biodiversity would be harmed**

Building over 11ha of fields for 160 homes is an inefficient use of valuable Green Belt land that serves an important purpose, and contradicts Enfield's green policies and the declaration by the Council of a Climate Emergency. The ecology of this unique area of rough grazing and wildlife habitat, a relic of the landscape of Enfield Chase, should be protected.

**5. The Council has not outlined the necessary 'exceptional circumstances'**

The Council has not set out the necessary "exceptional circumstances" why this specific Green Belt site should be released for development for 160 homes out of the 25,000 homes they are seeking up to 2039.

**6. Wrong location for a sustainable development**

This is not a sustainable solution for development. It has poor public transport links with a PTAL 1a/b. Residents would be completely reliant on the use of cars, as there is limited access to local amenities. The neighbouring village offers no local GP, no post office, no secondary school, and a completely oversubscribed primary school. Those seeking local employment to work around practical child/care issues will be disappointed as there is virtually no local employment.

