

23 September 2020



The Secretary of State for Housing Communities and Local
Government
National Planning Casework Unit
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Dear Sirs

RE ORDER: The London Borough of Enfield (Meridian Water Strategic Infrastructure Works) Compulsory Purchase Order 2020' ('the Order')

PROPERTY: Land at Harbet Road, Edmonton, N18 3HQ ('the Property')

RESPONDERS: Thames Water Utilities Limited ("TWUL")

Thames Water is a statutory body responsible for the public water supply and waste water treatment of the area; it is the UK's largest water and wastewater services company serving approximately 27% of the UK's population. The Property included within the Order comprises operational land containing considerable TWUL assets that are integral to TWUL performing their statutory function. At the present time, TWUL are not satisfied that the land could be acquired without serious detriment to its statutory undertaking and consequently object to the order being made or confirmed.

Impacts

Whilst we appreciate that in the long term the scheme underlying the acquisition will result in a regeneration of the area, the potential impacts of the scheme and associated risk to existing assets on TWUL's operational land is significant. TWUL have a number of assets running through the Property proposed for acquisition, including:

- 2 x 305mm ID sludge rising mains
- 84" Conduit to Coppermills Stream
- 54" Raw water
- 2540mm Lee Valley Spine Tunnel

is a key site acting as a corridor for numerous pipelines and it is therefore essential that an appropriate level of protection is put in place to protect these assets and any future assets TWUL may wish to install within it. Rights necessary to access such assets to repair/maintain/replace etc. also need to be protected.

Objection

We confirm we have been authorised by the abovementioned Responders to give notice of their objection to the Order on their behalf. We summarise their objection below:

1.0 Insufficient information available

Despite the Council's assertion it has "engaged" with landowners, very limited information has been made available to the Responders or their agent about the proposed scheme, in terms of when the Property would be needed and how the TWUL assets will be protected. More could be done to satisfy TWUL that the severity of the risk to their assets is fully understood and acknowledged and that the protection of their assets is being appropriately addressed, with sufficient safeguarding in place. It is





important that any future scheme is designed and implemented so as not to interfere with TWULs ability to comply with its statutory function.

At this point in time the Order does not make appropriate allowance for the protection of TWULs assets and for that reason we request that the Order be modified to exclude the Property. Alternatively, TWUL are prepared to discuss putting in place arrangements satisfactory to it outside of the Order to protect its interests which would enable its objection to be withdrawn.

We would be most grateful for you to confirm receipt of this objection and we trust it will be given due and fair consideration. Further, we request copies of all future correspondence be directed to Anna Woodfield at the address below and we consent for any such copies to be sent electronically where possible.

Anna Woodfield
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33 Margaret Street
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Finally, we reserve the right to amend, add to or withdraw this objection.

Yours faithfully

A handwritten signature in black ink, appearing to read "Anna Woodfield", with a stylized flourish at the end.

Anna Woodfield
For and on behalf of Savills (UK) Limited