

12 Culture, Leisure and Recreation

Introduction	303
CL1: Promoting culture and creativity	304
CL2: Leisure and tourism.....	306
CL3: Visitor accommodation	308
CL4: Promoting sporting excellence	310
CL5: Sport, open space and recreation	313
CL6: Protecting and attracting public houses	317



INTRODUCTION

12.1 Enfield has a wealth of historic and culturally significant buildings, a thriving artistic community and a diverse range of recreational opportunities, green spaces, parks and watercourse, all of which make it an attractive location for visitors. The transformative potential of creativity in driving positive economic and social progress in the Borough is deeply intrinsic to our local identity.

12.2 Our shared experiences, varied heritage, talents, skills and interests play a central role in shaping Enfield a vibrant, distinctive and healthy place to live and work. Arts and cultural experiences, whether rooted in a cultural or community venue, at homes or at schools, hold intrinsic value for our well-being and sense of belonging. The broad accessibility of culture across the borough, and the many ways in which culture meets wider strategic objectives that contribute to and enrich our lives, underpins the ELP.

12.3 Every year, the creative industries in the UK contribute £111.7 billion gross GVA to the economy, while culture adds £5.2 billion to London. Globally, creative industries are a thriving sector, responsible for creating one in six jobs⁶³. Enfield’s local cultural offer, found in various venues, heritage

houses and gardens, parks, open spaces, high streets, cafés and neighbourhood halls, are fundamental to the Borough’s appeal and its ability to foster community and attract visitors. Investment in culture is reaped in so many ways that are vital to our social and civic fabric, including addressing inequality and fostering economic growth.

12.4 The Cultural Strategy for Enfield (2020 – 2025)⁶⁴ sets out a robust framework to strengthen and enrich culture across the Borough. This strategy sets out three key priorities that underpin the creative ambitions for the Borough, including: Sustainable Culture, Creating Opportunities for Young People and Culture Everyday. In addition, the strategy sets out five focus areas that represent the interconnected parts of Enfield’s Cultural ecology.

⁶³ Source GLA & Creative Industries Federation.

⁶⁴ https://governance.enfield.gov.uk/documents/s84477/finalEnfieldCS_Draft_L.pdf



Library Green - Moon

STRATEGIC POLICY

CL1 : PROMOTING CULTURE AND CREATIVITY

1. Proposals will be supported which promote culture and creativity that align with the objectives within the Cultural Strategy for Enfield (2020-2025), or any subsequent strategy. This should be achieved through the provision of new cultural infrastructure and creative workspace, or through the re-use of existing facilities. Proposals situated within accessible locations, particularly town centres, are strongly encouraged.
2. Proposals to replace existing arts, cultural and entertainment uses including but not limited to theatres, pubs, music venues, nightclubs, galleries, museums, cinemas and community halls will not be permitted unless the following can be demonstrated:
 - a. the use is demonstrated as surplus to requirements and is no longer economically viable or capable of being operated on a community or non-for-profit basis;
 - b. alternative provision has been made in the vicinity to an equal or better standard, in line with the priorities set out in the Cultural Strategy for Enfield (2020-2025) or any updated strategy; and
 - c. appropriate marketing efforts have been undertaken over a continuous period of at least 12 months.
3. New arts, culture and entertainment uses will be directed to Enfield Town, the four District Centres and Meridian Water, in line with the town centre hierarchy. Other locations which are easily accessible by public transport, walking and cycling will also be considered. Outdoor arts, culture and performance activities and festivals will be supported where it can be demonstrated that residential amenity can be protected. Major cultural and art developments must set out their contributions to Enfield's cultural offer. The diversification of existing facilities will be encouraged.
4. Creative industry uses will be supported in Strategic Industrial Locations (SILs) and Locally Significant Industrial Sites (LSISs).
5. Planning contributions will be sought towards the provision and maintenance of public art installations and cultural facilities from developments comprising 50 or more residential units. Contributions from non-residential schemes will be assessed on a site-by-site basis, taking into account the location, nature, scale of the proposed development and the extent of public accessibility to the site.

EXPLANATION

- 12.5 This policy seeks to expand and promote the cultural offer in the Borough to foster connections among our diverse communities and improve the places in which they live, work and enjoy leisure. This will involve:
- protecting existing venues such as theatres;
 - encouraging the refurbishment of existing venues;
 - reusing vacant and underused buildings and spaces; and
 - encouraging the establishment of new venues in suitable locations such as town centres and areas with good transport connections which support the creation of vibrant and creative places.

12.6 Enfield, located as part of the UK Cambridge Innovation Corridor and within close proximity to the emerging Thames Estuary Production Corridor, is strategically positioned to generate exciting new creative initiatives and partnerships within and beyond its boundaries. This includes the development of large scale film and TV production facilities, spaces for gamers and makers, and associated support services like training⁶⁵. These activities can form part of a diversity of uses in the Borough's Strategic Industrial Locations (SILs) and Locally Significant Industrial Sites (LSISs), as set out in Chapter 9 of the ELP.

12.7 Funds generated from developments will be ringfenced into a dedicated cultural fund to support projects identified through the Infrastructure Delivery Plan. Where possible, residents, artists and other groups should be actively engaged at an early stage of the creative process.



Bloqs, Meridian East

⁶⁵ In line with the Cultural Strategy

DEVELOPMENT MANAGEMENT POLICY

CL2: LEISURE AND TOURISM

1. Proposals that will continue to develop a high-quality visitor experience to increase the contribution that tourism, arts and cultural heritage and sport make to our quality of life and social well-being will be supported, in particular:
 - a. the provision of new and enhanced visitor attractions, including arts and cultural facilities, in accordance with the sequential test outlined in the NPPF for main town centre uses;
 - b. the provision of new and improved accommodation and conference facilities for tourist and business visitors in accordance with the sequential test;
 - c. sustainable rural tourism and leisure developments that benefit businesses, communities and visitors in the rural areas as long as they respect the size, character and function of their setting and comply with national Green Belt policy. This support extends to the re-use of suitable rural buildings for visitor accommodation and other small scale rural development; and
 - d. proposals which promote greater use of rural parts of Enfield and the Lee Valley as a leisure and recreational resource
- without harming local biodiversity or water quality.
2. The loss of existing visitor, leisure and cultural attractions, including arts and entertainment facilities, hotels and sport venues will be strongly resisted unless replacement facilities of an equivalent or better standard and provision are proposed in a location equally accessible to the facility's current catchment area. Robust evidence must be provided that demonstrates that the facility causes significant detriment to the amenity of the locality or that:
 - a. there is no longer a need for the existing facility or an alternative leisure or visitor use; or
 - b. the existing use is unviable and its retention has been fully explored, including active and comprehensive marketing (for a period of at least 18 months) the facility for its existing and alternative leisure or visitor use prior to the submission of a planning application.



EXPLANATION

12.8 The Council considers that the leisure and visitor experience in the Borough has the potential to contribute significantly to Enfield's economic growth. It can contribute to enhancing the quality of life by delivering experiences for visitors and generating a greater variety of job opportunities and training prospects. Importantly, it plays a pivotal role in supporting regeneration efforts and the diversification of the rural economy. Policies in relation to sport are covered in policies CL4 and CL5 of this plan.

12.9 A key objective of the ELP is to actively promote and sustainably develop Enfield's visitor economy. To work with this objective, the Council will continue to protect existing visitor and leisure facilities while actively promoting the sector's sustainable expansion. The provision of arts and cultural facilities, in particular has the potential to broaden the Borough's offer and increase its appeal to visitors. An integrated approach will be taken to ensure that these objectives are reflected in local initiatives such as town centre management, regeneration, open space strategies, heritage enhancement programmes, countryside management and environmental stewardship. This policy encourages development which supports the sustainable growth of the tourism industry.

12.10 Visitor related developments by its nature is often located in sensitive areas and their benefits need to be carefully balanced against the need to protect the rural parts of Enfield and safeguarding heritage assets from overcrowding and degradation. The plan seeks to ensure that the natural landscapes and heritage sites that significantly contribute to the Borough's appeal as leisure and visitor destinations are preserved. Any new built development must complement the natural attractions of the landscape and reflect the character of the surrounding area. Landscape design, careful siting of developments, re-use of buildings and attention to detail can help these developments in respecting their environments.

12.11 The Council also recognises that tourism is an important sector of the rural economy with great potential for further growth. Appropriate development can help sustain rural services and generate significant benefits for local communities. In accordance with the National Planning Policy Framework (NPPF), we should support sustainable rural tourism and leisure developments, including the provision and expansion of visitor facilities in appropriate locations, where identified needs are not met by existing facilities in rural service centres. As

a result, small-scale developments proposing additional floorspace for leisure and visitor use in rural areas will not be subject to the sequential test.



School trip

DEVELOPMENT MANAGEMENT POLICY

CL3: VISITOR ACCOMMODATION

1. Support will be given for proposals which protect and deliver growth for the visitor economy. Hotels and other strategically important visitor accommodation will be directed towards Enfield Town and the district centres, and other accessible locations which are within walking distances of public transport interchanges and/or stations.
2. Proposals involving new or extended visitor accommodations will be supported where they:
 - a. do not result in the net loss of existing housing and design and servicing arrangements can safeguard the amenities of nearby residential occupiers;
 - b. are proportionate to their location in terms of size, scale and function;
 - c. do not result in an overconcentration of similar uses in the locality;
 - d. provide active ground floor frontages and incorporate ancillary uses and facilities that are accessible for public use, particularly in town centre locations;
 - e. provide a level of car parking that is appropriate to the public transport accessibility level of the site, whilst seeking to minimise car parking wherever possible;
- f. ensure adequate access, drop off / pick up and servicing arrangements appropriate to the size and location of the accommodation;
- g. maximise opportunities for walking, cycling and use of public transport
- h. are sympathetic to the character of the area, but also able to create new places which reflect current times and needs and which are fit for purpose;
- i. provide adequate standard of amenity for occupants and provision of accessible accommodation, in line with London Plan requirements; and
- j. make appropriate arrangements for long-term adaptability and sustainability.
3. Proposals which deliver visitor accommodation on appropriate sites, including small hotels, bed and breakfast and self-catering accommodation will be supported.
4. Proposals for camping facilities and the conversion of existing buildings to accommodate visitors in rural parts of Enfield will be supported especially within Enfield Chase in line with policies RE4 and PL8.
5. Development proposals which result in the loss of important facilities for the visitor economy, including visitor accommodation, will not be permitted unless:
 - a. There are over-riding sustainability and regeneration benefits from the proposal.
 - b. The existing use is demonstrated to be unviable and with no reasonable prospect of becoming viable.

EXPLANATION

12.12 The inclusion of hotels and short-term stay accommodation as part of a mix of uses serves to bolster the vibrancy of town centres, particularly during the evening hours, and supports tourist-based activities. For the purpose of this policy, visitor accommodation includes a range of options such as hotels, bed and breakfasts, traveller / youth hostels, short-term holiday rentals and serviced self-catering apartments.

12.13 Any new visitor accommodation, like all other forms of development, must positively contribute to the character and overall setting of its location. The nature and scale of the accommodation should be proportionate to its surroundings, recognising the various typologies of visitor accommodation within the C1 use class. For instance, a large format hotel may be more appropriate at a prominent town centre location or at a key transport interchange, whereas a smaller scale boutique hotel or serviced apartment may be more sensitively integrated elsewhere in the Borough.

12.14 Major visitor accommodation, such as hotels located outside town centres, will be subject to the sequential test in line with the National Planning Policy Framework (NPPF). In urban locations, newly established visitor

accommodation will be expected to maximise opportunities to deliver active ground floor frontages and include appropriate ancillary uses. Ancillary functions may include reception areas, cafés, restaurants, conference facilities, salons, fitness studios and other facilities that can also benefit the local community as well as visitors using the accommodation.

12.15 In recent years, the visitor economy has benefited from the growth in short-term serviced accommodation⁶⁶, often offering a unique and affordable alternative to conventional hotel rooms. It is imperative that short term serviced accommodation do not compromise the supply of conventional housing or disrupt the amenity/balance of uses in the area. As part of the short-term letting agreement, applicants will be required to submit details of a management plan so to ensure rooms will not be occupied for periods exceeding 90 days. We expect the use shall be secured in the form of a licence, not a lease.

12.16 Visitor accommodation in rural parts of Enfield can have the potential to facilitate greater public access to the countryside and the leisure and historic attractions in the northern part of the Borough. However, these proposals should not run counter to Green Belt

purposes, and they must demonstrate acceptable access and servicing arrangements. These proposals should also avoid causing harm to biodiversity and the character of the area. The presence of many hotels providing such services is often dependent on a scenic rural location and spacious settings. To encourage the provision of more hotels and diversification of the rural economy, proposals involving the re-use of suitable rural buildings (as those considered by the Council to be of a permanent and substantial construction) or comprehensive redevelopment of previously developed land for visitor accommodation in rural areas will generally be supported, provided that their locational requirements are well justified. This approach accords with the National Planning Policy Guidance (NPPG), which recognises that the market and locational requirements of some main town centre uses may only be accommodated in specific locations.

12.17 Proposed developments for visitor accommodation in rural areas should, where possible and relevant to its function and location, facilitate the use of sustainable transport, including walking and cycling, as set out in Policy RE4.

⁶⁶ https://www.london.gov.uk/sites/default/files/housing_research_note_4_short-term_and_holiday_letting_in_london.pdf

STRATEGIC POLICY

CL4: PROMOTING SPORTING EXCELLENCE

1. Development and investment decisions that align with the objectives of the Enfield Health and Well Being Strategy will be supported, particularly when they align with the following criteria:
 - a. they promote, celebrate Enfield’s growing reputation as a nationally and internationally recognised hub for sporting and recreational for aquatic/ water sports and mass participation outdoor sports contributing to overall health and wellbeing;
 - b. they facilitate and contribute towards the development of first-class, publicly accessible strategic sport and leisure facilities to meet the needs of the growing population, based on the following hierarchy of priority locations as shown on the Policies Map, including:
 - i. Land at and within the vicinity of Tottenham Hotspur’s football club, the training ground, Hotspurs Way, Whitewebbs Lane (RUR.09);
 - ii. Land at Picketts Lock (RUR.06);
 - iii. Enfield Playing Fields; and
 - iv. Firs Farm.
 - c. they seek opportunities to protect, expand and improve the quality and condition of Enfield’s sport and physical health facilities (to prevent disrepair and unsafe areas), with better public transport and active travel connections to residential areas and open spaces, in line with the priorities set out in the Playing Pitch Strategy and Blue and Green Infrastructure Strategy;
 - d. they facilitate outdoor sports provision (including camping sites, small stables, training academies, golf centres and changing facilities) within locations that offer good access to public transport, cycling and walking in the open countryside, especially within the Enfield Chase, while in line with national Green Belt policies; and
 - e. they secure new sport and leisure facilities within public parks like green gyms and large-scale mixed-use developments to meet the identified needs.
2. The Tottenham Hotspurs Training Centre and surrounding land as shown on the Policies Map and as Site Allocation policy RUR.09 continues to be designated as Green Belt. This designation allows for the potential development of professional and community sports, recreation and leisure facilities, including ancillary and related uses, in line with Green Belt policies in this plan, as well as the following considerations:
 - a. Any development related to professional and community sports, recreation, and leisure facilities, whether appropriate or inappropriate in Green Belt development, must meet the following development management criteria:
 - i. address strategic and local transport considerations, including potential improvements to the site’s connectivity with the surrounding public transport network;
 - ii. optimise pedestrian and cycling access to and through the designated site;
 - iii. adhere to high-quality design standards, including high sustainable construction and operational standards.
 - iv. take into account the site’s heritage

EXPLANATION

- context and its impact upon any statutorily or locally listed asset, including but not limited to, the Forty Hall Conservation Area;
- v. restrict built development on the small paddock field to the north of Myddleton House, or at Beggars Hollow; preserve and enhance those parts of the Registered Parks and Gardens of Myddleton Hall and Lee Valley Regional Park which fall in the designated site, or where there are key aspects of their setting in the designated site;
- vi. protect local heritage assets in Myddleton and Whitewebbs Park;
- vii. retain existing watercourses, ponds, trees and other biodiversity features, where necessary for biodiversity conservation;
- viii. ensure no unacceptable visual and landscaping impacts, whilst protecting important views and gaps, including those from Forty Hall Conservation Area;
- ix. implement new landscaping with appropriate species selection and management to enhance biodiversity and climate change resilience;
- x. deliver community access, education, and socio-economic improvements available to all sectors of the community; and
- xi. comply with other relevant policies of the Local Plan.

- 12.18 Enfield enjoys a unique position, offering convenient access to both the open countryside and central London. This accessibility provides residents and visitors with unrivalled access to sporting attractions, including:
- golf courses like Whitewebbs Park
 - leisure centres with Picketts Lock as the largest indoor and outdoor athletics centre in South East England;
 - camping and visitor sites;
 - a range of water-based activities;
 - adventure playgrounds such as those found in Trent Park;
 - training grounds like the Hotspur Way Training Ground; and
 - a well-established community network of facilities for sports such as football, rugby, hockey and tennis.
- 12.19 Sport plays a fundamental role in Enfield's leisure and visitor offer, making substantial contributions to London's economy and cultural life. While the Borough is already home to world class facilities like the Lee Valley Regional Park, we want to build on this success and support the Mayor of London's ambition to become the most physically active city in the world.

12.20 Despite rising levels of physical activity and sport participation in the Borough, they continue to remain below the London average, especially among lower social economic groups. There is significant latent demand, representing an opportunity to improve the quality and range of sport and outdoor leisure facilities. However, the prevalence of obesity and mental health issues among adults and young children remains a concern, leading to associated healthcare costs.

12.21 This policy seeks to promote and encourage sporting excellence across the Borough, including the development of world-class sports facilities at locations like the Hotspur Training Ground, Picketts Lock (and the immediate surrounding area), Enfield Playing Fields and Firs Farm. In turn, this will:

- improve the health and wellbeing of residents, encouraging greater physical activity;
- provide new sports, recreation and leisure facilities which are open to the wider community in accessible locations while respecting the professional sporting function of the Tottenham Hotspurs Training Centre;
- promote social inclusion, increased community safety and security;

- support economic growth, generating employment opportunities for local residents;
- encourage sustainable travel choices and connections with surrounding public transport nodes;
- improve access to the open countryside, nature and key attractions, including east–west connectivity throughout the Borough;
- improve green and blue networks; and
- sustain and enhance the significance of heritage assets and open character of the landscape.

12.22 The hierarchy of priority locations as outlined within the policy sets out that the national, regional, sub-regional, or Borough-wide importance of the facilities at each of these locations based on their quality, scale and type. This hierarchy does not relate to the allocation of investment.

12.23 Outdoor sport and recreational uses are generally considered appropriate development within the Green Belt, as long as these uses and the associated facilities maintain the openness of the Green Belt and do not conflict with any of the five purposes including the land within it. The proposed policy designation supports the delivery of such uses, where they meet the development management criteria.

12.24 For uses or facilities that fall outside the definition of appropriate development, meaning that by definition they are inappropriate development in the Green Belt, but are deemed acceptable in principle within the policy designation, they must satisfy both the ‘Very Special Circumstances’ (VSC) test outlined in national Green Belt policy and meet the development management criteria provided. The policy designation provides a range of development management criteria (see part 2 of the policy) that any development which comes forward under the designation must meet, regardless of whether it is deemed appropriate or inappropriate under Green Belt policy.



Myddleton House

DEVELOPMENT MANAGEMENT POLICY

CL5: SPORT, OPEN SPACE AND RECREATION

1. Proposals involving the creation of new sports facilities or the enhancement of existing ones, specifically where a need has been identified, will be supported, particularly in or close to town centres and easily accessible locations. Proposals that include bringing private and educational related sports will be supported, with the condition that these development maintain or enhance their quality standards and reflect the most up to date Enfield Playing Pitch Strategy, Enfield Built Sports Facility and their respective Action Plans.
2. Development proposals that result in the loss of sports and recreational buildings and land will be resisted unless:
 - a. an assessment has been undertaken, clearly demonstrating the facilities to be surplus to requirements; or
 - b. the loss resulting from the proposed development would be replaced by an equivalent or better provision in a suitable location; or
 - c. the development is intended for alternative sports and recreational facilities, for which the needs clearly outweigh the loss incurred.
3. Major residential development will be required to improve open space provision, compatible with the needs and demands arising from the development and physical constraints of the site. Smaller developments will also be encouraged to incorporate open space enhancements, where feasible.
4. New open spaces, accessible to the public and consolidated, should be integrated on site, particularly in areas of deficiency and priority locations. Where on-site provision is not possible due to reasons such as site constraints, viability and competing policy objectives, off site contributions will be sought to improve open space enhancements in the vicinity of the site, based on the priorities set out in the Blue and Green Infrastructure Strategy and policy SP BG1.
5. Open space provision within developments should meet the standard of 'good to 'very good' quality, in line with the Green Flag Award, and adhere to the principles outlined in the Accessible Natural Greenspace Standard.
6. Developments that enhance or provide open space, sport and leisure facilities will be expected to:
 - a. meet the standards relating to quality, quantity and accessibility set out in **Table 12.1**;
 - b. be visible and accessible from the public realm surrounding the site;
 - c. establish well-connected pathways and directional signage linking them to other open spaces and routes, especially to public transport connections;
 - d. facilitate pedestrian and cycling movement both within the development site and wider area;
 - e. demonstrate flexibility, adaptability and multifunctionality, catering to the needs of different users and changing demands;
 - f. explore opportunities for co-location with other facilities, such as sport and leisure amenities where possible to promote more active and healthy lifestyles;
 - g. integrate soft landscaping, street furniture and sustainable urban drainage systems into the design and layout, ensuring they can be maintained over the lifetime of the scheme; and

- n. enhance the biodiversity of the site, contributing to the objectives identified in the Enfield Biodiversity Action Plan.
- 7. Development should not solely depend on existing publicly accessible open spaces to contribute towards the requirements for on-site communal amenity space and children's play space.

Playspace

- 8. In areas where there is a deficiency of children's play space or where the nearest play space is over 200 metres away, developments are required to provide on-site children's play spaces to meet the needs arising from the development, accommodating a mix of ages and backgrounds. Major development should provide a minimum of 10 square metres of play space per child.

Sport, leisure and recreation

- 9. Development involving more than 100 homes or exceeding 10,000 square metres of floorspace will be expected to meet the demands it generates by providing on-site sport, leisure and recreational facilities, or by making a contribution toward the development of new or improved facilities within the

vicinity of the site, especially where there are existing deficiencies (as identified in the Playing Pitch Strategy and Blue and Green Infrastructure Strategy). These sport, leisure and recreation facilities must be designed and constructed in line with Sport England guidelines and relevant guidance from national sport governing bodies.

- 10. The Council will ensure that development and growth are accompanied by an appropriate level of playing pitch facilities. This will be achieved through protecting and improving the stock and capacity of playing pitch facilities, as well as improving the quality of existing playing pitches and their ancillary facilities.
- 11. New residential development on larger sites will, where practicable, be expected to deliver new playing pitch facilities on site as part of an integrated scheme. On smaller sites or where on-site provision is not practicable, planning obligations will be sought to mitigate for the impact of new residents through the creation of new or improved provision in an appropriate location.
- 12. Wherever possible, new playing pitches on existing or proposed school sites (as shown on the policies map) should include natural grass pitches. Proposals

involving artificial pitches must:

- a. not have an adverse impact on the amenity of local residents and neighbouring sites in terms of noise and light pollution;
- b. avoid light spill from floodlighting into Metropolitan Open Land and the Green Belt (as shown on the Policies Map) unless very special circumstances can be demonstrated in line with policies SP BG4 and BG5; and
- c. ensure that site is level and has suitable ground conditions.

EXPLANATION

12.25 For the purposes of this policy, the term ‘sport and leisure provision’ covers various facilities and areas intended for sports and recreational activities, including:

- indoor sports facilities such as swimming pools, health and fitness gyms and sport halls;
- sports pitches identified in the Playing Pitch Strategy;
- golf courses;
- outdoor waterspace;
- multi-use games areas and their associated facilities;
- outdoor gyms and athletic tracks; and
- playing fields and sites located within educational establishments.

12.26 It is essential that everyone in Enfield, regardless of age, physical ability, or disability has equal access to the wide variety of sports, leisure and physical activities available in the Borough. Promoting active lifestyles can lead to numerous health and wellbeing benefits, ranging from lower levels of cardiovascular disease through to maintaining a healthier body weight and lowering levels of depression. In Enfield, physical activity and sports participation are lower than the national average, and obesity rates are higher than average.

However, there remains a considerable unmet demand for various activities particularly related to playing pitches, presents opportunities to increase participation, especially in deficient areas.

12.27 Playing pitches are a key part of the Borough’s sporting offer, significantly contributing to the health and wellbeing of our communities. It is important to protect, enhance and provide new facilities based on up-to date assessments. The Playing Pitch Strategy identifies a number of priorities in respect of sport, leisure and recreational pitches, including:

- protecting and improving the quality of existing sport facilities, especially artificial grass hockey pitches, rugby pitches and cricket pitches;
- increasing public access to sport and leisure facilities (including school playing fields and sport halls) though the use of community use agreements and management contacts;
- securing additional full-sized pitches, such as 3G football pitches, junior rugby pitches and artificial cricket wickets/squares, along with associated improvements like new or refurbished changing rooms, floodlights and drainage installations, to meet projected demand.

12.28 The policy distinguishes between larger and smaller sites as detailed in part 10. This differentiation reflects the general principle that it is better to provide playing pitches closest to the point of need. Nevertheless, the application of this principle will need to be determined on a case-by-case basis, taking into consideration not only to the practicality and viability of delivering on-site facilities, but also to the context of the development in relation to other sports infrastructure within the locality. For example, creating sports facilities as part of a network, rather than as isolated facilities, is more appropriate. For this reason, this policy does not identify a specific size threshold to define ‘larger sites’, allowing this determination to be made during the planning application process.

12.29 Sport, leisure and recreation facilities should reflect guidance from Sport England, other national sport governing bodies and active sport and leisure organisations. Applicants will be advised to consult with Sport England and relevant national sport bodies, and local sports and leisure organisations prior to the submission of their planning applications. Developments that enhance or provide open space, sport and leisure provision will be expected to meet the standards relating to quality, quantity and accessibility set out in

Table 12.1.

⁶⁷ https://new.enfield.gov.uk/services/leisure-and-culture/sports-facilities/playing_pitch_strategy_sports_180319.pdf

- 12.30 The latest assessment of the Borough’s open spaces, including their quality and value based on the criteria established by the Green Flag Award is provided in the most recent audit of Enfield’s existing blue and green infrastructure.
- 12.31 This policy also sets out more detailed requirements relating to the design and layout of new or improved open space within new developments and their integration into the wider blue-green network. Open space should form the centrepiece of new developments and should blend with the surrounding urban form. These individual spaces should also be seamlessly integrated into the wider public realm and green grid network.
- 12.32 Regeneration initiatives for housing estates should maximise the reuse of existing publicly accessible spaces, accompanied by the incorporation new open spaces such as pocket parks, communal gardens and linear verges to meet the needs of new residents.
- 12.33 Where sites have multiple owners, developers and landowners will be strongly encouraged to work jointly to develop masterplans or design codes covering the entire allocation or developable area. This joint working arrangements aims to secure consolidated publicly accessible open spaces, taking into account technical feasibility and other pertinent planning considerations.
- 12.34 Newly created publicly accessible open spaces, like parks should achieve the national standards of green space quality as outlined in the Green Flag Award, and for natural green space accessibility, following the Accessible Natural Greenspace Standard (ANGSt) best practices. These spaces will be assessed against bases on the quality and accessibility criteria set out in these standards.
- 12.35 The development of new children’s play space will be assessed against the principles of good design set out in Play England’s “Design for Play” guide. GLA’s child yield calculator should be used to determine the number of children expected to reside in a given development.

Table 12.1: Open space standard

TYPE	QUANTITY: THE PROVISION (MEASURED IN HECTARES) OF EACH TYPE OF OPEN SPACE WHICH SHOULD BE PROVIDED AS A MINIMUM	ACCESSIBILITY: THE MAXIMUM DISTANCE RESIDENTS SHOULD BE REQUIRED TO TRAVEL TO USE AN OPEN SPACE
Open space	2.15 ha per 1,000 population	Parks and gardens / natural and semi-natural green space: Metropolitan: 3.2km District: 1.2 Local: 400m Small local: 280m Amenity green space: 400m
Allotments or community garden	0.125 ha per 1,000 population	800m
Children’s play space: formal equipped play	0.15 ha per 1,000 population (aged 19 and under) 1.5sqm per person (aged 19 or under)	Doorstep (100m) Local (400m) Neighbourhood (800m) Other play (1km)
Playing pitches	2.43 ha per 1,000 residents	

DEVELOPMENT MANAGEMENT POLICY

CL6: PROTECTING AND ATTRACTING PUBLIC HOUSES

Protecting public houses

1. Public houses will be protected for their important community, social and economic role in local communities. There will be a presumption in favour of the retention of public houses and bars in Enfield. Any proposals involving the loss of a public house that has heritage, social, economic or cultural value to the community, including through the change of use or redevelopment, will be refused, unless they comply with London Plan policy HC7. Proposals will be supported if there is robust evidence to demonstrate the following:
 - a. legitimate efforts have been made to preserve the facility as a public house. This includes through the evidence of regular maintenance, upkeep of good management and through business diversification;
 - b. the public house is not financially viable and there is no reasonable prospect of the premises remaining in its current use, or an alternative community use in the foreseeable future. This should be evidenced through attempts at different business models, management approaches, and an active marketing exercise at an appropriate market rate (relative to the type and location of the public house) over a minimum continuous period of three-years; and
 - c. all feasible options to re-provide the public house have been investigated and sufficient justification is provided where these are not considered;
 - i. the proposed redevelopment would provide sufficient community benefit to outweigh the loss of existing facility; and
 - ii. new or replacement facilities can be provided to meet an identified need in locations which are easily accessible to the local community.
2. Proposals affecting a public house, including its operational and ancillary amenity space, will be refused, unless there is robust evidence to demonstrate that the viability of the public house and its current and future operation will not be compromised and development will not detract from the appearance and character of the building, including any features of historic or cultural significance.
3. Proposals involving the replacement or re-provision of a public house must ensure the replacement facility is of comparable character and quality as the existing public house and has an appropriate amount and configuration of floorspace to enable the continued viability of the public house.
4. Where the change of use of a public house is considered acceptable, development proposals will be expected to retain the building and other associated features where these make a positive contribution to local character, including their historic, streetscape and townscape value.
5. Proposals involving new public houses will be encouraged within town centre locations and other accessible locations as part of wider strategies to promote the evening and night-time economy and attract a more diverse range of town centre uses, taking account of agent of change principles.

EXPLANATION

- 12.36 Public houses play an important role at the heart of many local communities in Enfield. They act as social hubs offering a welcoming environment for people of all backgrounds to socialise and interact. Many pubs are heritage assets and make a positive contribution to the historical development of the townscape and identity of places. Pubs are more than just a place to drink - they can host cultural events, clubs, and provide informal meeting spaces for local interest groups, and thus contribute to people's sense of place and belonging. They are also particularly vital to the visitor and evening and night-time economy in Enfield.
- 12.37 In recent years, like many other London Boroughs, Enfield has lost a significant number of public houses and bars. This policy will therefore seek to protect the loss of these important community and cultural facilities. Particular consideration will be given to the need to protect historic pubs (built in the 20th century or earlier), especially where these are landmark features in the townscape.
- 12.38 However, exceptions will be made where the site is vacant and has become surplus to requirements; the existing use is no longer viable; there is no loss of public house provision (e.g. the public house can be relocated as part of a wider redevelopment) and the proposed development does not have any significant cumulative impacts. In the case of changes of use, existing features

of architectural and heritage value in the public should be retained as part of any redevelopment.

- 12.39 As part of any proposal involving the demolition or loss of an existing public house, including a change of use, the Council will expect to see full details of patronage levels and trading accounts over the past three years, including accounts from previous management where appropriate. In addition, applicants must provide a statement outlining the steps taken by the owner or operator to respond to viability concerns. This might cover considerations given to business diversification (for example, expanding the food and drink offer), promotions or building refurbishment. Finally, proposals will need to provide proof of a marketing exercise covering a minimum continuous period of three years, including details of commercial agents, advertisements and lease terms offered. During this time the pub must be actively marketing at a reasonable local market rent. The Council will consider whether any ties or restrictive covenants have affected interest.
- 12.40 Public houses require dedicated operational spaces. They also feature function rooms and/or ancillary amenity space, including outdoor gardens, which are critical to supporting their role as places of gathering and community facilities. Where proposals involve a reduction or reconfiguration of operational and ancillary spaces, it must be demonstrated that this will not have a detrimental impact on the financial viability

of the public house. Furthermore, proposals must show that the remaining space will be of a sufficient amount and quality to continue to meet the needs of pub users.

- 12.41 Operational and ancillary spaces include, but are not necessarily limited to, beer gardens, function rooms, kitchens, cellars and accommodation integrated into the building (often used by staff as resting space).
- 12.42 Where sites are redeveloped, including through comprehensive redevelopment, our priority is to protect pubs particularly where they are of historic, cultural or community interest. However, in certain circumstances it may be acceptable that a facility is replaced or re-provided.
- 12.43 Proposals will be required to demonstrate that they have considered all reasonable options for retaining the pub in situ. Where this is not possible, the replacement provision must be designed to a sufficient quality and standard to ensure the continued viability of the pub.
- 12.44 The policy ensures that any development proposals that would result in the loss of a public house must be subject to an assessment of both existing use and the need for and value of the facility to the community. Where there is evidence that existing provision is not able to meet needs, we will work with partners to seek and where possible, enable new facilities.