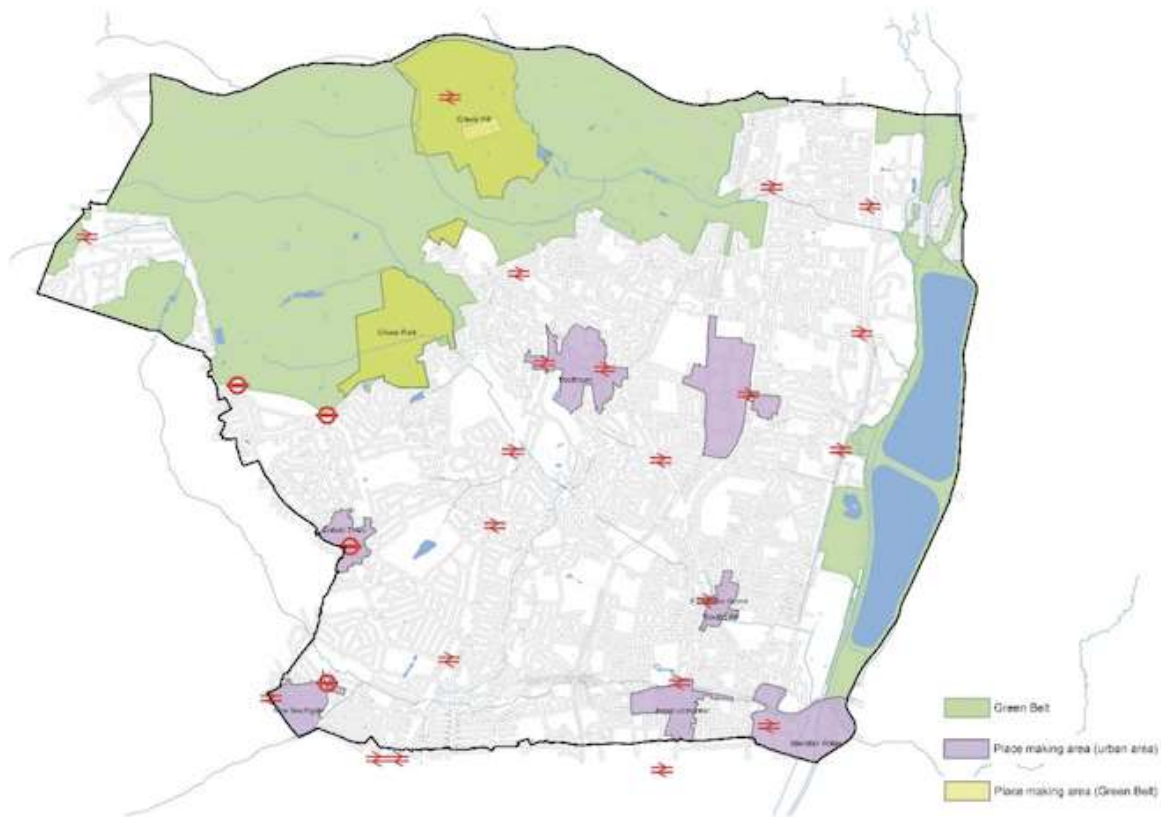




Enfield: Council's Local Plan proposals for Green Belt homes could be in a for a rough ride

9th June 2021

The Labour-run borough is looking at building new homes on Green Belt land amid determined opposition from Conservatives and others

CHARLES WRIGHT

Update, 10 June 2021. A majority of councillors voted in favour of the draft Local Plan complete with an amendment tabled by the council leader to extend the next round of consultation from six weeks to 12. **On London** will continue to follow the Plan's progress.

The capital's Green Belt battle looks set to ignite again – this time in Enfield, with the council's [draft Local Plan](#) identifying sites for some 6,000 new homes in the protected zone.

Councillors will [vote this evening on proposals to begin consultation on the draft Plan](#), which designates Crews Hill and Chase Park in the Green Belt as “growth areas” for new development in a bid to tackle a “serious housing crisis” in the borough.

The council has more than 3,500 families in temporary accommodation – the second highest number in the country – and with its 10,000-home Meridian Water scheme in Edmonton only just [getting underway](#) it is falling behind on new build, generating some 500 new homes a year at present compared with the borough’s London Plan target of 1,246.

Already under pressure from government, and with new national targets that will apply in the capital from 2026 calling for almost 4,400 homes a year, councillors are now looking at a “medium growth” scenario of 25,000 by 2039 – and eyeing up the Green Belt, which makes up a third of Enfield’s land area.

“Enfield is a growing borough and our residents face a housing affordability crisis,” [said](#) council leader Nesil Caliskan. “To support our economy and provide more homes we need to make difficult choices about where growth can be placed.” The Plan would also see improvements to green space in the borough and 50 per cent of new homes in developments in the new “growth areas” would be affordable.

The draft Plan is only at the first stage of preparation. There could be further rounds of consultation and amendment and a public hearing in front of an independent planning inspector. It proposes “limited release” of Green Belt land only, but opposition forces are already gathering.

“Reading Enfield’s draft Local Plan report & it’s biggest hypocritical document Enfield’s Labour Council has ever produced,” [tweeted](#) the council’s opposition Tory leader Joanne Laban. “There is focus apparently on improving the quality of existing green spaces yet it wants to allow development on them. How is that improving green spaces?”

The political risk for Labour plan was highlighted by Andrew Thorp, the new Conservative councillor for Chase ward, which includes potential growth areas. Thorp, who won his seat from Labour at a by-election held on 6 May, has [pledged](#) to “robustly oppose this assault on our green space”.

The Labour group’s majority has also been dented by seven defections to a new “Community First” grouping, which is likely to vote against the draft Plan proposals. [Analysis](#) of the London Mayor and Assembly elections for **On London** shows that Sadiq Khan received fewer first preference votes Enfield than the Conservative candidate Shaun Bailey.

Amenity groups are [organising](#) too, arguing that “destruction” of Green Belt land, including farmland and the horticulture nurseries at Crew Hill, would mean “[less wholesome local food to eat](#)”, as well as wider ecological damage and loss of “health and wellbeing benefits”.

An immediate focus is a recently-unveiled [masterplan](#) from housebuilders Comer Homes for up to 5,000 homes on Vicarage Farm, which is in Green Belt land near Trent Park. The [Enfield Society](#) argues that their proposals will “do nothing for Enfield’s shortage of affordable family homes”.

The opposition groups say the council should focus on brownfield sites. But there are difficulties with that too in Enfield as elsewhere. The council’s planning committee recently rejected recent plans for new homes beside [Arnos Grove](#) and [Southgate](#) stations. Local Labour MPs Bambos Charalambous and Feryal Clark [joined forces](#) to oppose plans for 450 homes in Enfield Town, where a proposed 26-storey tower is “out of character”, they say.

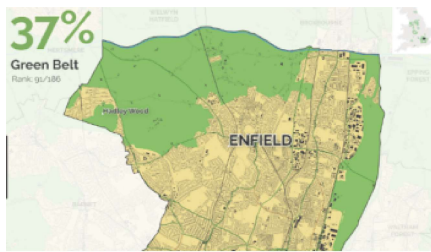
So where to build? As Caliskan suggests, there are no easy choices in Enfield or across London as a whole, which continues to miss its housing targets. Around 35,000 homes a year have been delivered London-wide over the past three years compared to a London Plan target of 52,000, an [assessment](#) that 66,000 a year are actually needed and the government’s “[standard method](#)” target of more than 90,000 a year.

The inspectors who scrutinised the London Plan back in 2019 set out the dilemma: “Supply is based on capacity...it is difficult to see how the number of deliverable housing units could be increased [above 52,000 a year] without consideration being given to a review of the Green Belt or further exploration of potential with local authorities within the wider South East.”

With the Mayor Khan continuing to oppose Green Belt development and the government facing growing suburban and south-eastern opposition to its planning reforms, which are designed to boost housebuilding, there may be a rough ride ahead for the new Enfield Local Plan – and a long wait for those in temporary housing.

On London is a small but influential website which strives to provide more of the kind of journalism the capital city needs. It depends on financial help from readers and is able to offer them something in return. Please consider becoming a supporter. Details [here](#).

Related



Enfield: Council's Green Belt building plans face more than one shade of political resistance

12th December 2018



Sadiq Khan confirms opposition to Labour-run Enfield's plans to build homes on Green Belt land

25th June 2021



Green Belt battlegrounds form as public examination of Sadiq Khan's new London Plan begins

27th January 2019

Categories: [Analysis](#)

Tags: [affordable housing](#), [Andrew Thorp](#), [Arnos Grove](#), [Bambos Charalambous](#), [Chase Farm](#), [Conservatives](#), [Enfield Council](#), [Feryal Clark](#), [Green Belt](#), [housing](#), [Joanne Laban](#), [Labour](#), [Nesil Caliskan](#), [planning](#), [Sadiq Khan](#), [Shaun Bailey](#), [The London Plan](#)

[Dave Hill: Government contempt for London's devolution settlement bodes ill for city regions elsewhere](#)

[Lewis Baston: What do the parliamentary boundary review proposals mean for London?](#)

[Leave a Reply](#)

Your email address will not be published. Required fields are marked *

Comment

Name *

Email *

Website

☐ Notify me of follow-up comments by email.

☐ Notify me of new posts by email.

L A T E S T

**Brother of Daniel Morgan accuses
Cressida Dick of delaying Independent
Panel access to material**

DAVE HILL

**Richard Lander: How to find out where
to eat out in London**

RICHARD LANDER

**Vic Keegan's Lost London 202: St
Andrew's – the church that moved**

VICTOR KEEGAN

Donate

HELP KEEP ONLONDON
GOING AND GROWING

ON

N E W S



**Brother of Daniel
Morgan accuses
Cressida Dick of
delaying Independent
Panel access to
material**



**Ex-Bank of England
chief economist calls
for 'fundamental'**



devolution rethink to
strengthen
communities



Londoners continue to
return to public
transport but gradually
and nervously

SUBSCRIBE

JOIN THE MAILING LIST
TODAY

Email address

SUBSCRIBE

[HOME](#) [ABOUT](#) [NEWS](#) [ANALYSIS](#) [COMMENT](#) [CULTURE](#) [SHOP](#)

ON

On London is run by Dave Hill, formerly the Guardian's award-winning London commentator, and written by him and an array of fellow Londoncentrics. It aims to improve the quality of coverage of London politics, development and culture.

[PRIVACY POLICY](#)



[PAYMENT TERMS](#)

© Copyright 2018 OnLondon All Rights Reserved

Website design and build by Hutch Agency

