

**MINUTES OF THE MEETING OF THE LOCAL DEVELOPMENT FRAMEWORK
CABINET SUB-COMMITTEE
HELD ON WEDNESDAY, 29 OCTOBER 2008**

COUNCILLORS

PRESENT Terence Neville, Michael Lavender and Matthew Laban

ABSENT Michael Rye (Leader)

ALSO PRESENT Ann Zinkin

OFFICERS: Marie Fallon (Interim Director of Place Shaping and Enterprise), John Lynch (Interim Borough Planning Officer), George Sims (Head of Planning Policy, Projects and Design), Stephen Tapper (Assistant Director (Planning & Transportation)), Talava Tuhipa-Turner (Principal Planner - Area Action Plans), Darren Welsh (Assistant Director - Housing Strategic Services) and Joanne Woodward (Planning Policy Team Leader), and Mike Egan (Secretary)

1

APPOINTMENT OF CHAIRMAN

AGREED that Councillor Michael Lavender be elected Chairman of the Local Development Framework Cabinet Sub Committee for the 2008/09 municipal year.

2

APOLOGIES FOR ABSENCE (IF ANY)

Apologies for absence were received from Councillors Michael Rye and Bambos Charalambous. Councillor Terence Neville apologised for lateness (attending another Council meeting).

3

DECLARATION OF INTERESTS

There were no declarations of interest.

4

URGENT ITEMS

NOTED that the reports listed on the agenda had been circulated in accordance with the requirements of the Council's Constitution and the Local Authorities (Executive Arrangements) (Access to Information) (England) Amendment Regulations 2002 with the exception of Report No.118A - Local Development Framework - Central Leaside Joint Area Action Plan Preferred Options (which replaced Report 118, previously circulated) - Minute 6 below

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refers and Report No.119A - Local Development Framework - North East Enfield Area Action Plan Preferred Options (which replaced Report 119, previously circulated) - Minute 7 below refers.

These requirements state that agendas and reports should be circulated at least five clear days in advance of meetings.

AGREED that the reports detailed above be considered as urgent items, the reasons for urgency for each of the reports are set out in the individual minutes below.

5 MINUTES

NOTED the minutes of the previous meeting held on 4 March 2008.

6 LOCAL DEVELOPMENT FRAMEWORK - CENTRAL LEESIDE JOINT AREA ACTION PLAN PREFERRED OPTIONS

RECEIVED the amended report of the Interim Director of Place Shaping and Enterprise (Report No. 118A).

Comments on the Preferred Options for the Central Leaside Joint Area Action Plan were sought.

In response to recent changes to the process for preparing Local Development Framework documents announced by the Government in June 2008, Enfield and Haringey Councils' preferred policies and proposals for the Central Leaside area had been set out in the document entitled "The Preferred Plan for Central Leaside" attached at Appendix 1. Subject to Members' views, it was recommended that this document was highlighted in consultation on the emerging Area Action Plan. The more detailed Preferred Options report were attached at Appendix 2.

NOTED

1. Key issues revolved around Waste and Housing.
2. The proposals of the North London Waste Authority and the need for discussions to inform a strategic direction for the Area Action Plan.
3. The need to utilise Section 106 monies locally.
4. Revised wording to be included with regard to the North London Waste Plan and the proposals of the North London Waste Authority.
5. The London Plan set a target of a minimum of 3,950 homes to be provided in Enfield between 2007/08 and 2016/17.

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6. The area involved would accommodate a significant amount of new housing as part of a major new mixed-use development area. There was potential to build additional new homes within the Meridian Water area (focused on land at Kimberley Road, Meridian Way and Glover Drive). The Area Action Plan should reflect that further work is required on range of number of houses.
7. Details regarding housing density needed to be provided as to what was achievable.
8. The Mayor of London has now written to every London borough proposing an indicative target for affordable housing delivery over the next three years in order to meet his commitment of delivering 50,000 affordable homes by 2010/11. The proposed indicative target for Enfield is 648 (compared to 591 set out in the Local Area Agreement). The Council had the opportunity to negotiate this number before final numbers across London were agreed in early 2009. It was necessary to respond to the Mayor's request by 12 November 2008. The Area Action Plan should refer to the recent announcement from the Mayor.
9. A Housing Needs Assessment was currently being undertaken to inform the LDF's Core Strategy and Area Action Plans. The nature of the housing market and housing delivery agencies is likely to change as a consequence of the credit crunch.
10. Members wished to see reference to 3,000 families that are in temporary accommodation in the Borough.
11. Building more family units helped to create more stable communities; support would be provided from housing associations and the Homes and Community Agency. Delivery partnerships would help to achieve this by having social rented housing, shared ownership, fixed equity products and low rent accommodation. More efficient use had to be made of existing dwellings including Buy to Let.
12. It is proposed that public consultation on the Preferred Plan will be in January/February 2009 and a draft submission document and Sustainability Appraisal would be submitted to the Sub-Committee in Autumn 2009.
13. There was a need to work on the Core Strategy and Master Plans for the place shaping core areas; the Waste Plan also had to be addressed to balance delivery.
14. In response to a request from the Chairman for an update on progress to increase the resources for preparing the Local Development Framework, Marie Fallon reported that resources were being considered as part of the current budget process and in the context of the need for Council wide savings.

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15. The Local Housing Allocations Policy could include a Local Lettings Policy which should reflect the needs of the local community, particularly those living in overcrowded conditions.
16. A local lettings policy is already used for some smaller schemes. The Government could request nominations from outside the Borough if funding from the Homes and Communities Agency was being utilised.
17. A Sustainability Appraisal was being undertaken to address climate change implications under the Climate Change and Sustainable Energy Act 2006.
18. Any development having a negative impact on living conditions or the wider residential environment should be opposed (rather than restricted) (Preferred Policy H4).
19. There was a need to be more proactive in providing facilities for young people (Preferred Policy Option CF1); some community halls were not adding value and were underused. There is a need for more flexibility in the provision of community facilities.
20. Assessment of the infrastructure required to support growth is being addressed in the Core Strategy. Dialogue is already well advanced with a range of providers, such as the Primary Care Trust. A transport assessment for the borough has been commissioned. Further work is also under discussion with the North London Strategic Alliance to address the infrastructure needs at the sub-regional level, i.e. roads, waste etc.
21. Discussions with Richard McCarthy, Director General, Department of Communities and Local Government, had indicated that the Government would take a robust view on Area Action Plans and the Core Strategy.
22. A park and ride scheme utilising a nearby car park could be linked with the improved access and service capacity at Angel Road Station within the current operating constraints. References to parking in the Area Action Plan should include the parking review currently underway.
23. Although the Victoria Line was currently at capacity, discussions should be held with the Mayor for London to extend the line.
24. Any other comments from Members on the document should be submitted to George Sims/Joanne Woodward by Friday, 7 November 2008.

Alternative Options Considered: None considered.

DECISIONS

1. To approve the "Preferred Plan for Central Leaside" (as set out in Appendix 1, and the "Central Leaside Joint Area Action Plan - Preferred Options Report" attached in Appendix 2 of the Report), for informal consultation with the Government Office for London.
2. The Cabinet Member for Place Shaping and Enterprise and the Director of Place Shaping and Enterprise be authorised to agree the "Preferred Plan for Central Leaside" set out in Appendix 1 and the background report "The Central Leaside Joint Area Action Plan - Preferred Options Report" attached in Appendix 2 for consultation, subject to any further editorial changes not of a fundamental nature. Changes of a substantive nature would be reported back to the Local Development Framework Cabinet Sub-Committee for consideration.
3. That following consultation with the Government Office for London and consideration by Haringey Council, the Sustainability Appraisal be finalised and the Cabinet Member for Place Shaping and Enterprise be authorised to agree the publication of the draft Sustainability Appraisal Report as part of the consultation process for the preferred options.

Reason: Ongoing consultation on Local Development Documents is a statutory requirement.

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LOCAL DEVELOPMENT FRAMEWORK - NORTH EAST ENFIELD AREA ACTION PLAN PREFERRED OPTIONS

RECEIVED the amended report of the Interim Director of Place Shaping and Enterprise (Report No.119A).

Comments on the Preferred Options for the North East Enfield Action Plan were sought.

In response to changes to the process for preparing Local Development Framework documents announced by the Government in June 2008, the Council's preferred policies and proposals for the North East Enfield area were set out in the document entitled "The Preferred Plan for North East Enfield" attached at Appendix 1. Subject to Members' views, it was recommended that this document was highlighted in consultation on the emerging Area Action Plan. The more detailed Preferred Options report were attached at Appendix 2.

NOTED

1. There were many inconsistencies in both this Report and the earlier one (No.118A).
2. Members felt that the title of the area should be more creative.

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3. The preferred spatial framework for the area identified the main opportunity area for change and development at Ponders End.
4. The West Anglia route modernisation would have impact on the different stations on the route, particularly at Ordnance Road and Green Street. The long-term nature and uncertainty surrounding funding and implementation would mean that interim measures were necessary to improve transport connection.
5. Development plans for the area would increase vehicle trips and the local road network and routes leading to the A10, the M25 and the A406.
6. Ensuring efficient east-west local connections across North East Enfield were particularly important. With the anticipated Lee Valley line four-tracking system, the preferred option would be to replace the level crossings at Brimsdown and Enfield Lock with new bridges and/or underpasses.
7. Discussions were ongoing with Transport for London to address the wider issue in a strategic way and reduce the number of vehicles.
8. Improvements were necessary to Hertford Road to assist vehicular movements.
9. Higher density housing development could be encouraged in locations overlooking the waterways and areas of open space such as the southern part of the Brimsdown employment area.
10. There was a need to achieve the aims of the Environment Agency's Thames Catchment Flood Management Plan by new developments being designed to make space for water through the creation of green space alongside rivers and ensuring development was in the correct location. Work was ongoing with the Environment Agency.
11. The suggestion to remove photographs on page 66 and update, where necessary, other photographs.
12. Any other comments from Members on the document should be submitted to George Sims/Joanne Woodward by Friday, 7 November 2008.

Alternative Options Considered: None considered.

DECISIONS

1. To approve the "Preferred Plan for North East Enfield" (as set out in Appendix 1 and the "North East Enfield Area Action Plan - Preferred Options Report" attached in Appendix 2 of the Report), for informal consultation with the Government Office for London.

2. The Cabinet Member for Place Shaping and Enterprise and the Director of Place Shaping and Enterprise, be authorised to agree the "Preferred Plan for North East Enfield" attached at Appendix 1 and the background report "The North East Enfield Area Action Plan - Preferred Options Report" for consultation, subject to any further editorial changes not of a fundamental nature. Changes of a substantive nature would be reported back to the Local Development Framework Cabinet Sub-Committee for consideration.
3. That following consultation with the Government Office for London, the Sustainability Appraisal be finalised and the Cabinet Member for Place Shaping and Enterprise be authorised to agree the publication of the draft Sustainability Appraisal Report as part of the consultation process for the preferred options for North East Enfield.

Reason: Ongoing consultation on Local Development Documents is a statutory requirement.

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FUTURE MEETINGS

NOTED that

1. Annual Council on 7 May 2008 had approved further meetings of the Sub-Committee as follows:

Monday 17 November 2008
Tuesday 16 December 2008
Tuesday 21 April 2009

2. In addition to the above dates, two additional meetings would be necessary in late January 2009 and in late February 2009.

AGREED that the following two dates be considered as provisional and subject to confirmation at the next meeting:

Thursday 22 January 2009
Thursday 26 February 2009