

Enfield's Local Plan

EVIDENCE BASE

Open Space Policies Map Review

June 2013

Open Space Policies Map Review

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1.0 Introduction

- 1.1 The Council has carried out a comprehensive review of all open spaces above 0.4 hectares in the Borough of Enfield to support the emerging policies in the Development Management Document (DMD). This report identifies and justifies proposed changes to the list of open spaces as shown on the Proposed Submission Policies Map for the DMD,
- 1.3 The adopted Core Strategy Policy 34: 'Parks, Playing Fields and other Open Spaces' justifies the need to continue to protect and enhance open space through the provision of good quality and accessible open space. The was justified through the Enfield Open Space and Sports Assessment carried out in 2006. This study identified deficiencies in the quantity and quality of public parks and other types of open spaces in some areas of the Borough.
- 1.4 In 2011 the Council undertook a review of the Enfield Open Space and Sports Assessment of 2006 to assess the provision of different types of open space in light of the expected growth and regeneration projected for Enfield the next 15 – 20 years. The review confirmed that there is no surplus in provision and that further sites needed to be identified.
- 1.5 Following the 2011 review, some further changes to the identified open space are recommended as a result of sites being:
 - identified as new open space;
 - altered boundaries due to development; and
 - altered boundaries to ensure consistency.
- 1.6 It is recommended that this document is read in conjunction with the Enfield Open Space and Sports Assessment Update 2011.

2.0 Policy Background

- 2.1 The basic principles for planning for open spaces, sport and recreation was initially set out in National Planning Policy Guidance Note 17 (PPG17). Paragraph 1 of PPG17 which stated that “Local authorities should undertake robust assessments of the existing and future needs of their communities for open space, sports and recreational facilities.” These assessments allow local authorities to identify specific needs and quantitative and qualitative deficits or surpluses of open space, sports and recreational facilities in their areas. They form the starting point for establishing an effective strategy for open space, sport and recreation at the local level and for effective planning through the development of appropriate policies in plans.
- 2.2 On 27 March 2012, PPG17 was replaced by the National Planning Policy Framework which sets out the Government’s economic, environmental and social planning policies for England. Taken together these policies articulate the Government’s vision of sustainable development.
- 2.3 Paragraph 73 of the NPPF states ‘Access to high quality open spaces and opportunities for sport and recreation can make an important contribution to the health and well-being of communities’.
- 2.4 Paragraph 75 states ‘Existing open space, sports and recreational buildings and land, including playing fields, should not be built on unless:
- an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or
 - the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or
 - the development is for alternative sports and recreational provision, the needs for which clearly outweigh the loss.’
- 2.5 The NPPF goes further by stating that Local Plan policies should be based on robust and up to date assessments of the needs for open space, sports and recreation facilities and opportunities for new provision. The assessments should identify specific needs and quantitative or qualitative deficits or surpluses of open space, sports and recreational facilities in the local area. Information gained from the assessments should be used to determine what open space, sports and recreational provision is required.
- 2.6 The London Plan (2011) advises local authorities to draw up their own standards for open space, sports and recreation provision for inclusion within their Development Plans. It is recommended that these standards are based upon a locally derived assessment of open space needs.

3.0 Open Space Assessment update 2011

- 3.1 As part of the Council's evidence base, consultants were appointed in 2005 to undertake a comprehensive review of Enfield's parks, open spaces and sports facilities, in order to identify the existing and future supply of, and demand for, open space and recreation uses. The Enfield Open Space and Sports Assessment was completed in August 2006 and provided the evidence base to inform the preparation of the adopted Core Strategy.
- 3.2 Since the Open Space and Sports Assessment was undertaken, significant growth and regeneration has been projected for the Borough through the delivery of the Enfield Plan, emerging Development Management Document and Area Action Plans for the next 15 – 20 years. The original 2006 assessment only projected future open space needs up to 2016.
- 3.3 Consultants were appointed by the Council in 2011 to prepare an update to the Borough's Open Space and Sports Assessment, published in 2006. The purpose of the study was to take account of any change to the provision of open space in the Borough that has occurred since 2006 and to review open space standards and test their applicability on Enfield's Growth Areas and to provide recommendations on the priorities for new open space within these g areas.
- 3.4 A robust update and analysis of different types of urban greenspace across the Borough including outdoor sports fulfilling requirements set out in the former Planning Policy Guidance note 17 'Open Space, Sport and Recreation', 2002 and Sport England guidance outlined in 'Towards a Level Playing Field', which relates to the assessment of playing pitch needs was used as the basis for the methodology.
- 3.5 As part of this the update, the assessment also took the opportunity to review boundaries of open spaces, update new open spaces and delete sites that have been lost to development since 2006.

Approach to Schools

- 3.6 Schools fall within one or more of the typologies of open space identified in the Open Space and Sports Assessment update. These are:

Greenspaces within Grounds of Institutions

Open space located within grounds of hospitals, universities and other institutions which are accessible to the general public or some sections of the public. This definition also includes education sites where there is only hard surface and or amenity open space (no sports provision).

Outdoor Sports Facilities/Playing Fields

Those sites which are not located within a public park and where the primary role is for formal recreation. Sites include tennis courts, bowling greens, sports pitches, golf courses, athletics tracks, school playing fields, other institutional playing fields and outdoor sports areas.

4.0 Schools Open Spaces Boundary Review 2012

- 4.1 In addition to the 2011 update and in light of NPPF Paragraph 72, the Council has examined how well the boundaries of educational open spaces match the methodology set out in the Councils Open Space and Sports Assessment 2011 Update.
- 4.2 In 2012 the Council undertook a review of all qualifying school sites (above 0.4ha) and proposed boundary amendments to 33 schools based on the application of agreed methodology. This was subject to consultation through the publication of the draft Development Document and Policies Map (May – August 2012). The approach entailed assessing each school site to ensure the boundary clearly defined the protected open space.

Findings and Methodology

- 4.3 The following issues were identified:
- On the adopted Core Strategy Policies Map a number of open space boundaries were drawn tightly around the building envelopes, these often included non-defined spaces and in some cases, car parks and buildings; and
 - There was inconsistency with the current designations for some schools. For example, some schools open spaces only include the soft-landscaping, whereas others included both soft and hard-landscaping;
- 4.4 The approach taken to amend the boundaries by realigning boundaries to **exclude** buildings or land with permanent planning consent, car parks, and other areas of hard landscaping, and **include** school playing fields and other soft landscaping. However, for those sites where there is only hard-landscaping areas, (i.e. no soft-landscaped open space provision), it was proposed that the hard-landscaping remained designated as open space.

Amendments Post Consultation

- 4.5 Public consultation on the draft Development Management Document was undertaken (May – August 2012). Alongside this, the Council took the opportunity to consult directly with all the schools subject to the Review's proposed boundary amendments.

4.6 Of the 33 school sites where proposed boundary amendments were put forward for consultation on the Draft DMD, formal responses from 8 schools were received, these are summarised in the table below.

Summary of Educational Open Spaces Boundary Review 2012

School	School Response	LBE Consideration	Change
1. St Paul's School	Keep original boundary as the proposed change would result in a loss of half the playground	Apply a exception to the application of the methodology on the basis of the hard standing area to the north of the playing field represents valuable open space to meet the school's operational needs.	Revert back to original boundary.
2 Edmonton County School Bury Street campus	Supportive of change	Comments noted	Continue to amend boundary as per 2012 Review.
3. Cuckoo Hall Academy	Supportive of proposed changes, and also proposed 6 further amendments: 1. Exclude area of hard standing and garden –enclosed by fencing and on the fourth side by the back of the hall. 2. Exclude area occupied by the cycle shelter. 3. Exclude area occupied by temporary classrooms. 4. Exclude the path down the side of the building as it is too narrow to be classified as an open space 5. Exclude land	Generally most changes are agreed as being practical amendments as follows 1. Logical amendment - agreed change; 2. Logical amendment – agreed change; 3. Represents only a temporary use of the open space and therefore would not accord with the methodology. No change; 4. Logical amendment - agreed change; 5. Logical amendment related to planning consent of Woodpecker Academy; and 6. Logical amendment - agreed change.	Further amendments accepted at Cuckoo Hall Open Space.

	<p>which is part of the Woodpecker Hall Primary Academy development.</p> <p>6. Exclude path into the school as it is too narrow to be classified as an open space.</p>		
4. College of Haringey, Enfield & North East London	<p>Via MOL Review Objection raised to proposed boundary amendments as the land is subject to extant planning permission.</p>	<p>The Council's proposed change amendment 3A to MOL 3 as reflected on the Proposed Submission Policies Map is required to include the remaining south-west corner of the athletics track (previously excluded due to a cartographical error). This provides a defensible and logical MOL boundary and does not include land subject to the extant planning permission for a new school.</p> <p>However it is accepted that the other small areas of proposed MOL amendments 3A (continuing further south towards the Ride) would be on land subject to planning consent and as such have now been removed.</p>	<p>Amendment of MOL3 agreed where the land is subject to extant planning consent for a new school.</p>
5. Chace Community School	<p>Agreed to proposed realignment that excludes hard standing.</p>	<p>Comments noted</p>	<p>No further change</p>
6&7 Fleecefield School & Brettenham	<p>Request the boundary to include playground to</p>	<p>Upon further consultation with a greater understanding of the local</p>	<p>Boundary amended to include both hard</p>

School	protect vital local open spaces in a highly deprived ward that lacks quality safe open spaces.	context; practical operating requirements of the schools; and the needs of the local community has justified an exception to the application of methodology. The Council proposes a boundary that includes designating both hard and soft landscaped areas.	and soft landscaped areas including playground,
8 Latymer School	Request additional sections of open space be de-designated.	De-designation of parts of the open space is not justified having regard to the Council's methodology and purposes for designating land as open space.	No further change.

5.0 Open Space Review Conclusions

- 5.1 The following conclusions are based on boundary changes to the Policies Map only. For changes to the open space standards and types of open space should refer to the Enfield Open Space and Sports Assessment update report 2011.
- 5.2 The Enfield Open Space and Sports Assessment now identifies 350 open spaces. This is comprised of:
- 11 additional new open spaces.
 - Existing Policies Map designations minus:
 - 1 open space has been deleted from the Local Open Space Designation;
 - 1 open space (site 243 Myddleton Farm Private Sports Field) was amalgamated with another (site 355 Tottenham Hotspur Training Ground);
 - the Salisbury School North open spaces became known as Cuckoo Hall Academy open space (site 340); and
 - 2 parcels of land identified in the 2011 update did not make the final list of open spaces as they were later determined to not be considered open space and have since been deleted (sites 345 and 346).

New Open Spaces

- 5.3 As stated, the new update surveyed 11 sites not identified in the original Open Space assessment.

Site ID	Open Space Name	Ward
342	Open Space fronting Green Dragon Lane	Winchmore Hill
343	St Johns Preparatory School playing fields	Chase
344	St Johns Senior School playing fields	Chase
347	Bush Hill Park Bowls, Tennis and Social Club Ltd	Bush Hill Park
348	Bowles Green	Chase
349	Holmesdale Open Space West	Turkey Street
350	Painters Lane Open Space	Enfield Lock
351	Royal Small Arms Angling Club	Enfield Lock
352	Electric Avenue Open Space	Enfield Lock
354	Enfield Island Village Open Space	Enfield Lock
358	Oasis Enfield Academy	Enfield Lock

Appendix 1 shows the detailed boundaries for these new sites.

Alterations to open space boundaries

- 5.4 In total 35 sites are proposed for boundary amendments, made up of 30 school sites.

Site ID	Open Space Name	Ward
28	The Green	Southgate Green
34	Highview Gardens	Southgate Green
259	Lea Valley Leisure Park	Jubilee
353	Innova Park Open Space	Enfield Lock
355	Tottenham Hotspur Training Ground	Chase
Education Sites		
267	Carterhatch Primary School	Southbury
273	Alma Primary School	Ponders End
276	Chase Community School	Town
279	Enfield Grammar School	Town
284	Brimsdawn Primary School	Enfield Highway
285	Bush Hill Park Primary School	Southbury
288	Eastfield Primary School	Enfield Highway
289	Eldon Primary School	Lower Edmonton
290	Eversley Primary School	Southgate
293	Garfield Primary School	Southgate Green
295	Hadley Wood School	Cockfosters
296	Hazelbury Primary School	Haselbury
297	Honilands Primary School	Turkey Street
299	Lavender Primary School	Chase

301	Prince of Wales Primary School	Enfield Lock
303	St Andrews CE Primary School	Town
305	St Georges Primary School	Town
310	Walker Primary School	Southgate
312	Worcesters Primary School	Chase
317	Firs Farm Primary School	Bush Hill Park
318	Nightingale Academy	Jubilee
322	Raglan Primary School	Bush Hill Park
323	Edmonton County Lower School	Bush Hill Park
327	The Latymer Secondary School	Haselbury
330	Suffolks Primary School	Southbury
336	Keys Meadow Primary School	Enfield Lock
338	Churchfield Primary School	Haselbury
340	Cuckoo Hall School	Jubilee
356	Durants School	Turkey Street
357	Hazelwood Primary School	Palmers Green

Appendix 2a and 2b shows the detailed boundary amendments for these site boundaries.

Land deleted from the Open Space designation

- 5.6 One site is proposed for deletion from the local open space designation.

Site ID	Open Space Name	Ward
26	Bourne Hill Amenity Space	Winchmore Hill

- 5.7 This site is a covered reservoir owned and managed by Thames Water. The site is also restricted in access to the general public and is currently in use for operational purposes. The site currently falls out of the definition of Open Space defined within Enfield's Open Space and Sports Assessment Update 2011.