

Newsletter

No. 201 July 2007

*Southgate
District
Civic Trust*



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Bush Hill Park, N21 2DE
Tel: 020 8360 2289

Secretary: Position vacant
For enquiries:
020 8360 9563

Treasurer: Alastair Palmar
5 Tintern Gardens,
Southgate, N14 6AS
Tel: 020 8882 9387

Social Sec: Janet Lane
12 Norman Way,
Southgate N14 6NA
Tel: 020 8886 3303

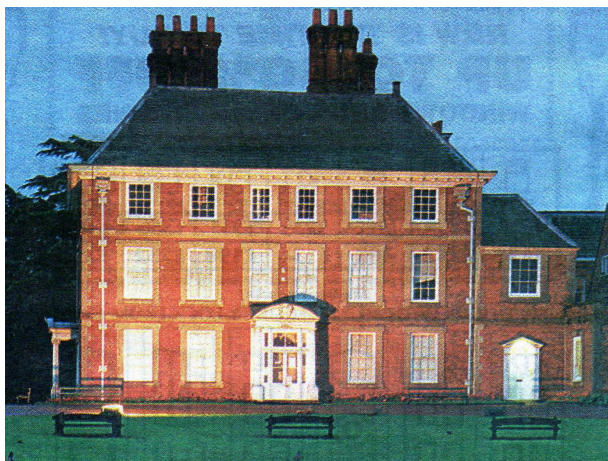
COMING EVENTS

OPEN MEETING

Saturday 20th October 2007 at 2.30pm
at Walker Lower Hall, Christ Church Parish
Centre, 7 The Green, Southgate, N14

“Forty Hall Conservation Plan”

By Paul Drury & Partners



(See page 2 for more details)

HISTORY GROUP MEETING

Wednesday 5th September 2007 at 7.30pm
At Friends Meeting House, Church Hill, N21

“Our Local Area on Film”

by Colin Barratt

ALL WELCOME



(See page 6 for more details)

OTHER DATES FOR YOUR DIARY:

Sat. 1st September

Guided Walk

A New River Walk led by Chris Royall
(contact Janet Lane for details)

Wed. 7th November

History Group

Shopping As It Used To Be by David Berguer

Wed. 21st November

Annual Luncheon

at Southgate College (more details in October)

NOTE: If you have not yet paid your Trust subscription for this year,
(which began on April 1st), there will be a RED SPOT in this box:



Please fill in the form at the back of this newsletter and send it with your remittance to the Treasurer.
If there is no form, you have already paid and received a receipt and diary card.

Contributions to the next newsletter should be sent by Friday 7th September 2007

to the Editors: Mary and Colin Barratt, 13 Beardow Grove, Avenue Road, Southgate, N14 4DG
Tel: 020 8882 2246 e-mail: colin_barratt@yahoo.co.uk

Notice to Newsletter Distributors:- We hope to deliver the next newsletter to distributors during week commencing 1st October 2007.

Southgate District Civic Trust ~ Established to conserve and enhance the environment in Southgate, New Southgate, Cockfosters, Palmers Green, Winchmore Hill and Hadley Wood.
(Registered as an amenity society with the Civic Trust).

OPEN MEETING 20th October 2007

The purpose of this meeting is principally to hear from Paul Drury & Partners about the Conservation Plan for Forty Hall and its grounds. The speaker is yet to be confirmed.

Additionally we hope that there may be an opportunity to discuss the government's Planning White Paper and its implications. See page 7 for details and why we should be concerned.

ANNUAL GENERAL MEETING, 5TH May 2007

The AGM took place at Walker Hall, Waterfall Road, and, due to the absence of our president, Audrey Kirby, it was chaired by Vice-President Molly Stanbridge. Reports on the past year's activities were presented by the officers and Group leaders. These are shown below.

Officers and members of the Executive Committee were elected for 2007/08 as follows:

<i>President</i>	Audrey Kirby	<i>Vice Presidents</i>	Molly Stanbridge,
<i>Chairman</i>	Geoff Bone		Chris Howell
<i>Treasurer</i>	Alastair Palmar	<i>Secretary</i>	POST VACANT
<i>Social Secretary</i>	Janet Lane	<i>Newsletter Editors</i>	Mary & Colin Barratt
<i>Committee Member</i>	Irene Stone		

After the meeting, teas were served by Irene Stone and Barbara Walsh, followed by a brief talk by Ruby Galili about her forthcoming book on the Walker Family.

Chairman's Report

We thought by now that we might have a decision concerning Broomfield, but so far nothing official from the Council. As usual, my thanks to the Committee for their help and support over the past year. The Newsletter, edited by Colin and Mary Barratt, continues to be interesting and informative, and many thanks to our distributors.

Colin, in addition to editing the newsletter, also leads the History Group, and arranges an interesting and varied programme.

The Publications Sub-Committee is looking forward to the next project, "The History of the Walker Family". The Enfield Preservation Society have published a book of walks in Enfield, which uses maps, illustrations and material from our leaflets, for which we receive generous royalties on sales in recognition of our contribution.

Janet Lane, our Social Secretary, continues to arrange various events, including our Annual Lunch.

Irene Stone enthusiastically leads the Town Planning Group and is also our representative on the Council's Conservation Areas Advisory Group (CAG) and Enfield Civic Environment Group, all this in the face of undergoing surgery, and survival in a partly demolished house by – as they say – an act of God.

You must realise that the running of the Trust involves financial costs, and thankfully our Treasurer, Alastair Palmar, makes sure we are solvent. I take this opportunity to remind those of you who have not yet paid, annual subscriptions were due on 1st April.

We had very successful Open Meetings, one last October by the architect Peter Riddington on "The Restoration Designs for Broomfield House", now unlikely to proceed, and in March this year by Enfield and Haringey's Greater London Authority's representative, on current Authority's projects likely to affect Enfield.

In conclusion I would like to point out that any member is welcome to any of the Group meetings.

Geoff Bone

Newsletter Editors' Report

The latest edition of the Newsletter was number 200, and it continues to be our main means of keeping in touch with our members. We've tried to include interesting articles, and photos to go with them, if possible. We would still like to have more input from members, even if the items are short snippets about an event, or matters of concern.

Colin & Mary Barratt

Local History Group Report

For several years we have been meeting in the main meeting room at the Friends' Meeting House in Church Hill. This year we have moved into the adjoining smaller room, which is a more suitable size for the numbers attending, which were between 15 and 20. However, the first two meetings this year have attracted closer to 30, which is the limit we can get in, and the first meeting had two penny farthing cycles there as well! If we continue to get more coming, we will consider moving back to the large room. Copies of this year's programme are available.

Colin Barratt

Town Planning Group Report

The Group meet monthly, usually a week before the CAG meeting so that up-to-date reports are delivered to the Council in time for any relevant applications to go before the CAG if required. Over the winter months we have met in the afternoons, but from 23rd May we revert to 8pm in the evening.

Since the last AGM we have dealt with 107 applications, large and small, and covering all our Conservation Areas. There have been many other matters that we have been asked to discuss and send opinions to the Council, including a Conservation Area Review, Design Awards, and Community involvement.

Our meetings start with an update on Decisions on previous applications that we have had and Appeals that have been received since the previous meeting. We then begin work on any number of Town Planning applications, all very varied.

My reports in the Newsletter only mention a few applications that are of general interest to our members. For example the **Former King Easton Garden Centre**, Station Road, N21. This site is right opposite Winchmore Hill Station, and some of the proposed flats overlooked the railway line. It is a very narrow site and not suitable for the development that was proposed. This was going to be refused by the Council, and it was withdrawn. However, although we have not had any further news, it had been sold without planning permission and it is not likely to go away. Its use as a car park appears to be the popular suggestion of local residents.

Highland Village, Worlds End Lane, N21. This year has seen many houses requiring conservatories, which is the most common request for planning permission over the years since the 'Village' came into being. Several of the detached houses are now asking for one or two storey extensions that are not always acceptable in the street scene. However, it is the request for permission to change the basic Conservation Area Condition that prevents alteration to windows and doors from the existing wood to UPVC that is our main problem at present. Why buy a property in a Conservation Area and then proceed to ignore Conditions imposed, or to ask for planning permission to change all the existing wooden doors and windows to UPVC when there is a Condition against it? Not only does it receive a refusal by the Council, but it is dismissed on Appeal too.

Southgate Green, N14. It is rare to have a meeting that does not include this area. We would prefer not to see waving flags and large boards with colourful lettering advertising the new block of flats on **Cannon Hill**, N14. The shop front at No. 40 together with its change of use granted for a betting office is also not as we would wish. The **Walker Cricket Pavilion** is still likely to become a Leisure Centre, but we have no new drawings regarding it as yet.

Hadley Wood. The very large houses are still having extensions.

In **Winchmore Hill Green**, it is shop fronts and change of use that are the main applications. It was refreshing when a house in **Wilson Street** gave us the option of choosing either railings or white picket fencing, and the type and shade of the front pavings, for the front garden of their house.

I end as usual with my grateful thanks to the loyal members of my Group, without whom I could not produce the volume of work that is generated by Enfield's Planning Department or be the help to the Council that I feel sure they appreciate. I am always available to any member, and often non member, who has a planning problem that I can help with. Tel: 020 8364 3500, and join us.

*Irene Stone
Group Chairman*

Conservation Advisory Group Report

The Council's CAG comprises six Members of the Council and eleven representatives of local heritage study groups, of which the SDCT is one. The Group's remit is to consider and advise the Council (particularly the Planning Committee and Cabinet Member for the Environment and Street Scene) on the preservation and enhancement of heritage buildings, features and areas and to promote a greater awareness of architectural design and quality. The SDCT covers five Conservation Areas that we are involved in. Most members have their own Conservation Area and, by the nature of their organizations, a couple of others comment on every area. We all have the opportunity to comment on each others area when they come up for discussion. Important developments outside Conservation Areas are also considered.

CAG has advised and contributed to facilitating and driving forward built heritage and other environmental and design initiatives in 2006/7, such as the Character Appraisals in the Conservation Area Review, Design Awards (Enfield Design Awards that are held every other year), Shopfront Design Guidance and London Open House. There is also the Edmonton Heritage Regeneration Scheme where Fore Street has seen many worthwhile applications given help from the fund, encouraged by the Council and English Heritage.

The CAG has considered in detail and advised on 101 applications during the year and monitored decisions taken on 664 applications. Most of these were considered in detail and commented on by the relevant local study groups represented on CAG. There are regular updates by Council officers on all aspects in the borough's Conservation Areas, for example, on Enfield's Local Development Framework that will eventually replace the Unitary Development Plan; Street Lighting particularly where Heritage styled lampposts are involved, and Enfield Town redevelopment, which has taken considerable discussion time. During the year there are several presentations by architects on any of the larger proposed schemes in the borough, regarding design and materials that are suggested, either at their request or by invitation.

We always have the Conservation Area and Listed buildings applications, when a selection of the latest new or amended drawings are displayed for everyone to see and discuss, for the CAG to come to a decision about them. Sometimes a representative of the application will come and put their case to the members. It has to be remembered that we can only advise the Council Planning Committee; the refusal or granting of permission is not our decision.

We have now received dates for the monthly CAG meetings for the new municipal year 2007/8. The first meeting was on 3rd May when the Chairman and Vice-Chairman for 2007/8 were elected.

Irene Stone

Enfield Civic Environment Group Report

There have been six meetings of this Group since the AGM in 2006, the last on 28th March. The Group consists of three members from the CAG, the Town Centre Manager, three members of Enfield Preservation Society, and occasionally members of other Study Groups.

The Group is building up a "Strategy for Enfield Town" which is on every agenda and always discussed in order to create a document that covers every aspect of Enfield Town and how it should develop in the future. When completed it will be a very worthwhile job indeed.

I have been giving the Group updates on the surveys that I have carried out at Chase Side, Southgate N14, with Ian Cameron Black and Chris Howell. It may be remembered that I reported last year on the survey/audit that we carried out and sent our findings and photos to the Council regarding street furniture, clutter and conditions of pavements etc. The response was positive, there was a meeting with the relevant departments and when we went over the ground again towards the end of last year, improvements were evident.

This time we did exactly the same with comments and photos. The Enviro-crime Unit has been in touch with me, and I wait to hear about a meeting at the Council, should we all consider that it would be useful.

Irene Stone

Thanks to Sue Jacobs

The Executive Committee would like to thank Sue for her help over the past year as Minutes Secretary. It has been really appreciated to have the minutes of our meetings taken and typed up so efficiently. We are sorry that she has had to stand down this year.

Southgate District Civic Trust Statement of Accounts for Year to 31st March 2007

CAPITAL ACCOUNT

Halifax plc

	£	£
	Debit	Credit
Balance B/Fwd 31/3/2006		12406.74
Gross Interest		221.14
Gross Bonus		62.04
Tax on Interest	44.23	
Tax on Bonus	12.41	
Balance C/Fwd 31/3/2007	12633.28	
	12689.92	12689.92

PUBLICATIONS ACCOUNT Alliance & Leicester Commercial Bank

	£	£
	Debit	Credit
Balance B/Fwd 31/3/2006		3531.14
Cash in hand B/Fwd 31/3/2006		4.74
Sales of Oakleaves No.3		59.90
Sales of Publications (other)		149.30
Sales of Chard Videos		91.00
Donations		0.10
Stall Fees - Christ Church	41.00	
Archive Acquisitions	126.00	
Expenses	53.27	
Transfer to General Account - Chard Videos	91.00	
Cash in Hand C/Fwd 31/3/2007	4.74	
Balance C/Fwd 31/3/2007	3520.17	
	3836.18	3836.18

GENERAL ACCOUNT Alliance & Leicester

	£	£
	Debit	Credit
Balance B/Fwd 31/3/2006		3186.80
Subscriptions and Donations		1180.00
Purchase & Sales - Chard Videos	----	91.00
Teas at Meetings	9.85	12.56
Admin.	166.32	
Newsletters	222.02	
Affiliations	260.00	
Hire of Halls	384.50	
Insurance	380.00	
Sundries	125.00	
Balance C/Fwd 31/3/2007	2922.67	
	4470.36	4470.36

I have examined the Accounts of the Southgate District Civic Trust for the 12 months ending 31st March 2007. I confirm that proper books of Accounts have been maintained. In my opinion the final Accounts give a true and fair view of affairs during the year.

Auditor: Molly Stanbridge
Date: 24.04.2007

History Group Meeting 7th September – Our Local Area on Film

There have been a number of films made in our locality, both commercially and for local history purposes. Some have been made specifically to show an important event, or some special interest topic, while others have just used an area as a location for action scenes. For whatever reason they were made, they are interesting documents of the district as it was at the time. Some of the films go back over 100 years! I have put together clips of some of these onto CD or DVD, and will use a projector to display them on screen.

The areas I hope to feature will be Winchmore Hill, Southgate, Palmers Green, Muswell Hill, Friern Barnet, New Southgate and Finchley. Come and take a trip down Memory Lane!

Colin Barratt

A Visit to Woodcroft Wildspace

On Saturday afternoon, May 12th, a small group of intrepid members braved heavy rain showers to visit the Woodcroft Wildspace in Winchmore Hill. We were met by Ann Ceeney, Vice-Chair of this new enterprise, which has already been given a generous lottery grant towards making this a “breathing space” area.

Those who followed the “Birdwatch” series with Bill Oddie, will know that people all over the country are being encouraged to turn unused green areas into wildlife spaces, encouraging more bees, bats, birds, bugs and butterflies etc.

At the Woodcroft Wildspace a new apiary has been planned – more important than ever now that so many native bees have died of an unknown virus. Owls have been heard there, and already the planting of many trees, such as hawthorn, has started. This will be a long-term project. The lease which Enfield Council has kindly promised is almost completed, and then the nature reserve will be well under way.

Already local 6th formers, studying for their Baccalaureat, are volunteering for the project, and it is hoped that there will be many visits from all the local schools plus Open Days for the public.

This 5 acre landscape, long ignored and disused, can now be managed with just wildlife in mind. Stag beetles, a threatened species, have already been identified on the site. At a time when every square inch of land seems to be being built on, it’s an exciting project.

Janet Lane

(www.woodcroft.org.uk)



Members of the Trust with
Ann Ceeney (holding the papers)

Drying out after the
downpour!



Woodcroft Wildspace – Summer Nature Days

Sunday August 5th, 12 noon to 4pm

Birds & Animals Day

Meet the owls and ferrets

The Royal Society for the Protection of Birds,
Enfield Branch

Enfield Wildlife Rescue & Ambulance Service
From Trent Park

Sunday September 2nd, 12 noon to 4pm

All About Bees

Watch Fred's Bee Dance with members of the
Enfield & District Beekeepers' Association

At all these events other activities will be available.

There will be light refreshments and you are welcome to picnic on the grass if you wish.

THE GREAT PLANNING DISASTER

The national Civic Trust is part of a coalition of civic and environmental organisations representing over 2 million members. The Southgate District Civic Trust is one of these organisations.

The coalition is calling on the Government to rethink the proposals in the Planning White Paper and give them a planning system which allows people a real say in the decisions which affect them.

The White Paper proposes to:

- Put decisions on major infrastructure projects, such as roads, power stations, incinerators and airports in the hands of an independent panel of 'experts';
- Limit the public right to a say at public inquiries;
- Threaten local shops by making out-of-town developments easier;
- Introduce a presumption in favour of development;
- Significantly widen permitted development rights, even in Conservation Areas;
- Remove the need for Statements of Community Involvement to be examined at Public Inquiry.

All Community Groups are being asked to (inter alia) gather a petition against the proposals. The form to sign is given below. The position is urgent. We are asked to obtain as many signatures as possible for return to the national Civic Trust by 10th August 2007. Please get your friends and neighbours to sign and send the form, with additional pages if necessary, to

Frances Cook, Acting Secretary, Southgate District Civic Trust, 2b Oakwood Crescent, Winchmore Hill, N21 1PB. OR respond by visiting www.planningdisaster.co.uk

We, the undersigned, are extremely concerned about the proposals in the Planning White Paper.

We believe the proposals will:

Seriously damage local democracy.

Reduce the public's right to a say in what happens in their area.

We are appalled at the lack of consideration given to environmental aims and community aspirations.

We are dismayed at the proposals to relax controls which will make it impossible to control inappropriate or badly designed 'minor' development, even in Conservation Areas.

We call on the Government to listen to the Coalition of national bodies which is seeking significant changes to the White Paper and to engage with them to produce a planning system which will reflect the values and aspirations of all, not just a minority of development interests.

<u>Name:</u>	<u>Address:</u>