

From: [REDACTED]
Subject: Concerns Regarding the Edgware Policy in Barnet Local Plan Main Modifications
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Representation from: Binay Shah

Address: [REDACTED]

I am writing to express my concerns regarding the Edgware Policy in the proposed Main Modifications to the Barnet Local Plan.

Edgware Town centre is very important to us as we use it as the main transport link into the city as well as for our regular shopping. The shopping centre has a good mix of shops with a few anchor brands, such as Sainsbury's, Boots, JD Sports, Superdrug etc and the major banks, which makes it extremely convenient and minimises the need to travel further to large centres such as Watford, Harrow or Brent Cross. It is also important in a social aspect and the parking facilities are excellent. The proposed local plan would disrupt this important convenience whilst the development is going on and it will dramatically increase traffic, noise and population density. With developments in nearby neighbourhoods such as Stanmore, Colindale, Burnt Oak and Edgware Green, local services are already severely constrained, especially with regards to health services. I also note the development has provided approx. 750 parking spaces against nearly 5,000 new homes – this is clearly not sufficient. The proposed underground bus terminal is also a concern in terms of fire safety due to fuel storage. The impact to Harrow side of Edgware has not been fully accounted for or consulted.

Converting Edgware into a major town status would be detrimental to the existing & future residents and also those who visit the area. Transport, health & educational infrastructure would need to be significantly improved, a lot more than has been proposed to cope with increased homes & population.

As a resident of Edgware, I understand the plan has been under development since 2020. However, I only recently became aware of its existence and its potential impact on our community.

Unfortunately, I haven't received any written communication from Barnet Council about the Local Plan, despite its significance for Edgware's future. Given the potential for significant change to Edgware's character and residents' quality of life, I believe wider notification would have been helpful.

I found the volume and complexity of the Local Plan and the related documents overwhelming. The 42-day consultation period seems insufficient for anybody to comprehend the plan's details – especially for anyone with work or caring commitments.

However, I am deeply concerned about the impact of the Local Plan on Edgware and its residents, both present and future.

In light of these concerns, I would like to express my support for any representations made by

Save Our Edgware and the Edgware Community Association. Please consider their submissions as reflecting my own concerns.

Kind regards

Binay Shah