

Policy & Resources Committee

20 July 2021

The Boroughs and Middlesex University Supplementary Planning Document Amendment

Officers have proposed an amendment to paragraph 1.10 The Boroughs and Middlesex University Supplementary Planning Document as follows:

- 1.10 Barnet's development plan consists of the Local Plan 2012 and the London Plan 2021. The Boroughs and Middlesex University SPD has been produced in the context of the existing development plan together with Barnet's emerging Local Plan.
- New Specifically the Core Strategy is supportive of Middlesex University stating in paragraph 13.7.1 that "*Barnet aims to be recognised as the home of a leading university with an international reputation*". It goes on to state Middlesex University is relocating its dispersed academic programmes from other sites to its main campus at Hendon and that "*Middlesex University has a vital role to play in providing higher educational opportunities at its Hendon Campus and in supporting local businesses through applied research and consultancy, including Knowledge Transfer Partnerships, and supporting small and medium enterprise start-ups and incubator units*". This is then followed up in **Policy CS8 – Promoting a Strong and Prosperous Barnet** which makes specific reference to supporting the providers of further and higher education. This includes encouraging the provision of new and improved facilities within Barnet as well as provision of further and higher education programmes, skills training and continuing professional development programmes, business support initiatives and applied research.
- New Hendon is also known for its heritage and this is supported through **Policy CS5 – Protecting and Enhancing Barnet's Character to Create High Quality Places** makes specific reference to ensuring that development respects local context and distinctive local character, creating places and buildings of high quality design. It highlights that Barnet will work with partners to proactively protect and enhance Barnet's heritage including conservation areas, listed buildings and locally listed buildings. The adopted Development Management DPD **Policy DM06 – Barnet's Heritage and Conservation** goes further by highlighting that proposals involving heritage assets should demonstrate
- the significance of the heritage asset
 - the impact of the proposal on the significance of the heritage asset
 - the impact of the proposal on the setting of the heritage asset
 - how the significance and/or setting of a heritage asset can be better revealed
 - the opportunities to mitigate or adapt to climate change
 - how the benefits outweigh any harm caused to the heritage asset.

- New Barnet's heritage assets are listed in Table 7.2 of the Development Management Policies DPD. They include The Burroughs Conservation Area, Hendon 1983 and Church End Conservation Area, Hendon 1983. The importance of the heritage assets and their surrounding character are a focus of the SPD.
- New Paragraph 10.5.1 of the Development Management DPD recognises that the majority of student households occur in Hendon, that new student housing should be linked to local educational establishments and that Middlesex University has aspirations to expand and consolidate its operations on the Hendon campus. **Policy DM09: Specialist housing – Houses in Multiple Occupation, student accommodation and housing choice for older people** confirms that the council expects proposals for student accommodation to demonstrate that they support educational establishments within Barnet and meet an identified local need. Provision for students should also be located in accessible locations.
- New This is supported by **London Plan Policy H15 Purpose-built student accommodation**. Boroughs should seek to ensure that local and strategic need for purpose-built student accommodation is addressed, provided that:
- 1) at the neighbourhood level, the development contributes to a mixed and inclusive neighbourhood
 - 2) the use of the accommodation is secured for students
 - 3) the majority of the bedrooms in the development including all of the affordable student accommodation bedrooms are secured through a nomination agreement for occupation by students of one or more higher education provider
 - 4) the maximum level of accommodation is secured as affordable student accommodation as defined through the London Plan and associated guidance
 - 5) the accommodation provides adequate functional living space and layout.