

**The site adjoining Maylands Fields has now been sold at auction for £720,000. The former owner paid £50,000 in 2002.**

**Land adjoining Maylands Fields, London Borough of Havering**



Maylands Fields is a 24 acre Green Belt site within the Ingrebourne Valley Site of Metropolitan Importance for Nature Conservation (SMI). It comprises mixed woodland, scrub, hedges and a natural watercourse. Its diverse ecosystem supports a number of protected species, most notably pippistrelle bat and noctule bats, water voles, kingfishers, great crested newts, slow worms, stag beetles and reptiles.

A vacant plot adjoining Maylands Fields is subject to a planning application for a change of use to allow the replacement of industrial buildings for storage and distribution. Supporting documents suggest that the applicant wishes to locate a vehicle recovery depot, tyre repair centre or windscreen replacement depot on the site. If approved, this proposal would see the development and re-commercialisation of a vacant site alongside the River Ingrebourne

CPRE objects to this development on the grounds that it would threaten a controlled and vegetated buffer zone along this stretch of the Ingrebourne. We are concerned about the long term threat to the ecological value of Maylands Fields and therefore to the ability of this Green Belt site to withstand pressure for development. According to the Maylands Action Group, the Maylands Fields site itself is currently being marketed for development and we are concerned that the owner may be willing to see the site degrade in order to remove legitimate planning obstacles to its development.

Planning application reference: PO498.07: Former PFS, Colchester Road, Harold Park - Change of use to industry replacement buildings class B8 - storage and distribution

Local contacts

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Contacts within the Council

Comments can be submitted to Havering Council, quoting the above reference, at the following address:

Sustainable Communities  
Planning Control  
London Borough of Havering  
Mercury House  
Mercury Gardens  
Romford  
RM1 3SL

The formal consultation period of the application expires on **April 12th 2007**.  
On-line comments can be made at: [www.havering.gov.uk/planning](http://www.havering.gov.uk/planning)  
or via email at: [planning@havering.gov.uk](mailto:planning@havering.gov.uk)