

**From:** [Highways Correspondence](#)  
**To:** [REDACTED]  
**Subject:** Road Adoption Enquiry 11103743  
**Date:** 24 March 2026 11:03:00

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Dear [REDACTED]

## **Re: Road Adoption Enquiry** [REDACTED]

Thank you for your collective enquiry regarding the status of Talgarth Walk in relation to highway adoption, maintenance responsibilities, and associated legal agreements. We appreciate the challenges you have outlined and hope the information below provides clarity.

Following a review of our records, we can confirm the following:

### **1. Adoption status of Talgarth Walk**

Talgarth Walk is not recorded as an adopted highway or as public realm maintained by the London Borough of Barnet. The estate is therefore not part of the council's adopted highway network.

### **2. Responsibility for maintenance**

As Talgarth Walk is not adopted, the Council does not hold legal responsibility for the maintenance of the roads, pavements, street lighting, drainage, or communal areas within the estate.

We also do not hold records identifying the private landowner or management party responsible for these assets, as there is no statutory duty for the local highway authority to maintain such records for private estates.

### **3. Section 38 and Section 106 Agreements**

There are no Section 38 (Highways Act 1980) agreements in place for Talgarth Walk.

Regarding Section 106 agreements, these fall within the remit of the Planning Authority. If you require information on any planning obligations associated with the original development, we recommend contacting Barnet's Planning Service, who will be able to advise further or provide any available documentation.

### **4. Potential for future adoption**

For an estate road to be adopted by Barnet Council, the following must apply:

- The landowner must formally offer the road for adoption
- As a minimum, the highway layout and construction must meet the Council's current adoptable standards, including road geometry, drainage design, footway widths, visibility splays, lighting specification, and construction depth/specifications.

At present, Talgarth Walk does not meet the Council's adoptable criteria, particularly regarding the layout. In addition, we have no evidence that the road

construction meets the London Borough of Barnet's adoptable specification.

Please see link for road adoption: <https://www.barnet.gov.uk/roads-and-pavements/road-adoption>

While we recognise the concerns regarding management company requirements, please be aware that such works on private land remain the responsibility of the landowner or managing entity.

### **How Would You Rate Your Experience?**

Have we successfully resolved your query today, or were we unable to provide the response you had hoped for? We highly value your feedback on our performance, including what we are doing well and areas where we can improve. We acknowledge that we may still be actively working to resolve your query, and we appreciate your insights on how we have managed the situation so far.

### **Ready to Share Your Thoughts?**

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<https://forms.office.com/e/kz337m4HEs>

### **If You Are Unhappy with Our Service**

We are committed to always treating you with courtesy and fairness. However, if you are dissatisfied with the standard of service you have received, the actions we have taken, or believe we have failed to meet your expectations, you have the right to raise a formal complaint. You can view our formal complaints procedure [here](#)

To make a formal complaint, please respond to this email, visit:

<https://www.barnet.gov.uk/your-council/contact-council/complaints>, or write to:

### **Barnet Council**

2 Bristol Avenue  
Colindale  
London, NW9 4EW

We trust that this email has addressed your inquiry. If you have any further questions, please ensure you quote your reference number when contacting us. This can be found at the top of the page.

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#### **How Your Information Will Be Used**

Barnet Council will collect and use the information you provide to fulfil our functions as a local authority and deliver services to you. It is our responsibility to ensure that your information is kept safe. Where necessary and legally permitted, we will share your information with trusted external organisations, commissioned partners, and contracted service providers to enhance the services and support we offer.

The information we collect may also be used to better understand your usage of

our services and assist us in improving them. This is to ensure we are using public funds in the most effective manner. Under our duty to protect public money, we may use the information you provide for the prevention and detection of crime. For further details on how we use your information and to understand your rights, please visit: [www.barnet.gov.uk/privacy](http://www.barnet.gov.uk/privacy) or email [data.protection@barnet.gov.uk](mailto:data.protection@barnet.gov.uk) to request a full copy of our privacy notice.

Kind regards,



**Customer Service Advisor**

**Highways, Environment Directorate**

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