

21 May 2021  
Our ref: 7270904

Thank you for your request received on 29 April 2021, for the following information:

**The Council is preparing a new Local Plan and is planning to publish a draft Local Plan (Regulation 19) . In order to support this, the planning policy team has been working on a number of evidence base documents, including appointing BNP Paribas Real Estate to prepare a new borough-wide viability assessment for the local plan policies and site allocations. BNP Paribas Real Estate will be presenting the results of their findings at a stakeholders' workshop which is scheduled to commence at 10:30 on 11 May via MS Teams. There will be opportunities for attendees to ask questions or comment on the approach and the findings.**

I would be grateful if you would kindly provide me with:

**Brief provided to BNP Paribas Real Estate by Planning Policy Team  
BNP Paribas Real Estate Viability Assessment as of 29 April 2021  
Site allocations considered for inclusion in Local Plan (Reg 19).as of 29 April 2021  
List of all policies considered in BNP Paribas Viability Assessment as of 29 April 2021**

We have processed this request under the Environmental Information Regulations 2004.

## **Response**

I can confirm that London Borough of Barnet holds the information you requested. However, we consider that the following exceptions apply to some of the information requested.

***The Council is preparing a new Local Plan and is planning to publish a draft Local Plan (Regulation 19) . In order to support this, the planning policy team has been working on a number of evidence base documents, including appointing BNP Paribas Real Estate to prepare a new borough-wide viability assessment for the local plan policies and site allocations. BNP Paribas Real Estate will be presenting the results of their findings at a stakeholders' workshop which is scheduled to commence at 10:30 on 11 May via MS Teams. There will be opportunities for attendees to ask questions or comment on the approach and the findings.***

***I would be grateful if you would kindly provide me with:***

***Brief provided to BNP Paribas Real Estate by Planning Policy Team***

Please see attached. A number of consultants were invited to respond to the Brief. On the basis of submissions we selected BNP.

***BNP Paribas Real Estate Viability Assessment as of 29 April 2021***

***Site allocations considered for inclusion in Local Plan (Reg 19).as of 29 April 2021***

***List of all policies considered in BNP Paribas Viability Assessment as of 29 April 2021***

I can confirm that Barnet Council holds the information you requested.

We consider some of this information to be exempt from immediate disclosure under Exception 12 (4) (d) of the Environmental Information Regulation as it relates to material in the course of completion, unfinished documents and incomplete data.

***R12(4)(d) the request relates to material which is still in the course of completion, to unfinished documents or to incomplete data***

**Public interest test considerations**

I have considered whether the public interest in maintaining the exception outweighs the public interest in disclosing the information. There are a number of public interest arguments that weigh in favour of disclosing the information you have sought:

- The general proposition of maximising openness that the EIR and the Council aspire to;
- There is a clear public interest in disclosure to promote transparency and accountability of public authorities, greater public awareness and understanding of environmental matters, and more effective public participation in environmental decision making, all of which ultimately contribute to a better environment.

However, there are also public interest arguments against disclosure:

- Policies and proposals assessed are those in Reg 18 Local Plan. Assessment not completed. Viability Assessment will be published as part of Local Plan Evidence Base at Regulation 19 stage in June.
- To protect public funds and obtain value for money to avoid public resources being expended in explaining or disclosing interim data.

In conclusion, we believe if the requested information is disclosed now, it could inhibit the Council's ability to progress this matter and future similar matters in an efficient and timely manner. For these reasons we believe Regulation 12 (4) (d) applies and the reasons against disclosure outweigh the public interest in releasing these information early.

## **Further information**

If you are interested in the data that the council holds you may wish to visit Open Barnet, the council's data portal. This brings together all our published datasets and other information of interest on one searchable database for anyone, anywhere to access. <http://open.barnet.gov.uk/>

## **Advice and Assistance : Direct Marketing**

If you are a company that intends to use the names and contact details of council officers (or other officers) provided in this response for direct marketing, you need to be registered with the Information Commissioner to process personal data for this purpose. You must also check that the individual (whom you wish to contact for direct marketing purposes) is not registered with one of the Preference Services to prevent Direct Marketing. If they are you must adhere to this preference.

You must also ensure you comply with the Privacy Electronic and Communications Regulations (PECR). For more information follow this Link [www.ico.org.uk](http://www.ico.org.uk)

**For the avoidance of doubt the provision of council (and other) officer names and contact details under FOI does not give consent to receive direct marketing via any media and expressly does not constitute a 'soft opt-in' under PECR.**

## **Your rights**

If you are unhappy with the way your request for information has been handled, you can request a review within the next 40 working days by writing to the Information Management Team at: [foi@barnet.gov.uk](mailto:foi@barnet.gov.uk). Or by post to Information Management Team (FOI) London Borough of Barnet, 2 Bristol Avenue, Colindale, NW9 4EW

If, having exhausted our review procedure, you remain dissatisfied with the handling of your request or complaint, you will have a right to appeal to the Information Commissioner at: The Information Commissioner's Office, Wycliffe House, Water Lane, Wilmslow, Cheshire, SK9 5AF (telephone: 0303 123 1113; website [www.ico.org.uk](http://www.ico.org.uk)). There is no charge for making an appeal.