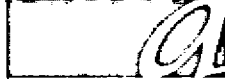


**AGELLUS
PROJECTS**



2012/2608

2012/2608

**Planning application to Welwyn Hatfield Borough Council,
for New Perimeter Fence at Nyn Park Estate
Northaw, Herts, EN6 4BS**

Design and Access Statement

1. Introduction

1.01 This application relates to the Nyn Park Estate. Situated on the estate is a new country house approved by your authority under approval No.S6/2000/1639/FP.

1.02 Nyn Park lies in designated Green Belt, and this application relates to the replacement of existing dilapidated perimeter fencing, comprising mainly barbed wire.

2. Use

2.01 Nyn Park estate is privately owned and has over the years been the subject of fly tipping and trespassing by travellers. It is therefore the owners wish that security is fully reinstated by the provision of new fencing. Additionally in 2011 a serious arson attack occurred resulting in the total destruction of one of the estate houses.

3. Amount

3.01 We do not consider this element of a D&A statement is relative in the context of this application.

4. Layout

4.01 The location of the proposed fencing mirrors that of the existing fence lines.

5. Scale

5.01 The scale of the new fence is 1.9m in height and is set back from the highway.

6. Landscaping

6.01 The landscape of Nyn Park was the subject of restoration through a 106 agreement in 2000 and is currently reaching completion under the watching brief of an estates committee administered by WHDC.

6.02 Historically the estate boundary has been marked by mature hedges and barbed wire fences. It is the owners wish to preserve and improve the hedges, infilling gaps where necessary. However, in order to prevent trespass, they wish to replace the barbed wire fences with 1.9 m high deer and chain link fence, coloured black, and set back behind the hedge lines.

7. Appearance

7.01 The proposed wire fencing is shown on the application drawings, supported by photographs.

8. Access

8.01 The site is a private estate, so public access is restricted to essential deliveries.

8.02 One public access point exists to "Griffins Hole"; this will be preserved with the new fence lines flanking the path preventing encroachment onto the estate but maintaining full public access to ancient well.