

Welwyn Hatfield Borough Council Offices  
The Campus  
Welwyn Garden City  
Hertfordshire  
AL8 6AE

Our ref: 19030/A4/DP/

9<sup>th</sup> May 2022

**Re: Erection of Covered Car Port/Shelter**

**SITE: PORSCHE CENTRE HATFIELD, HATFIELD AVENUE, HATFIELD, AL10 9UA**

A Minor Planning Application has been submitted via the Planning Portal (ref: **PP-11273330**) for the application referenced above.

As outlined in the various supporting documentation, Porsche are long-established within Hatfield with a reputation for providing extensive aftercare and service support for customers. The proposed erection of an external vehicle shelter will be used to help maintain the high prestige levels of quality control and service on site for the preparation and storage of vehicles.

The canopy will cover 5 existing external back-of-house parking bays, situated near the south eastern boundary the canopy is screened by the existing dense vegetation along the boundary. As seen from the existing site photos the structure will not be visible from the highway footpath at the junction of Manor Road and Hatfield Avenue due to the large amounts of hedging and trees surrounding the site.

There are no predicted transport effects as a result of the proposed development. The proposed canopy/shelter is ancillary to the showroom use and will therefore not generate any travel demand itself or change the travel demand associated with the showroom. The location of the canopy structure results in the loss of five open vehicle spaces that are currently used for the storage of vehicles that have been, or are due to be in the workshop. There is no change in the number of staff or customer car parking spaces on site.

We believe the proposed structure complies with the NPPF as well as the current Welwyn Hatfield Borough Council Plan, and as such should be approved in accordance with the following submitted drawings:

- 19030-HNW-ZZ-ZZ-DR-A-1000 - SITE LOCATION PLAN
- 19030-HNW-ZZ-ZZ-DR-A-1100 - EXISTING SITE
- 19030-HNW-ZZ-ZZ-DR-A-2100 - PROPOSED SITE
- 19030-HNW-ZZ-ZZ-DR-A-2300 – PROPOSED CANOPY ELEVATIONS

An application fee for £494.20 (£462 plus £32.20 service charge) has been calculated via the online Planning Portal Calculator and has been paid directly via online transfer. We trust the above submission provides sufficient information to enable you to validate this submission, and we look forward to confirmation of this shortly and working with yourselves to reach a successful outcome.

Yours sincerely,

Daryl Pike  
For HNW Architects