

4, Firs Wood Close,
Potters Bar.
Hertfordshire. EN6 4BY.

July 22nd. 2019.

Objections with regards to Planning Reference: - 6/2019/1370/MAJ
RS1a on the Call for Sites.

This site is not suitable for development, owing to the distance between the site and public transport; shops; hospitals and secondary schools. The only way to reach these from this site is by car. Because Coopers Lane Road lacks footpaths and is unlit, walking is unsafe and impractical, either for the elderly, those with shopping or children. Therefore building houses on this site is going to increase the number of cars using Coopers Lane Road.

A further increase in traffic will increase traffic pollution and noise levels - despite Welwyn Hatfield Borough Councillors' plan to have zero net carbon emissions by 2030.

Coopers Lane Road already becomes gridlocked when traffic is diverted off the M25, or the Oshwal Centre celebrates weddings and festivals.

The junctions at each end of Coopers Lane Road (The Causeway and Cattlegate Road) can be busy and dangerous.

The proposed site will also impact on local hospitals, which are already struggling to cope with increasing volumes of people attending A and E, awaiting hospital admission and hospital outpatient appointments.

The proposed site would also have a detrimental effect on biodiversity – removing the natural habitat of our wildlife in Firs Wood Close which is adjacent to wildlife sites – Fir Wood and Pond Wood. It would also harm the rural countryside setting, and irreversibly change the character of Firs Wood Close.

This application is therefore contrary to the objectives of policies at both local and national level, which are to steer major developments away from Green Belt. The Welwyn Hatfield Local Plan 2016 and National Planning Policy Framework (NPPF) 2019 support this conclusion.

Yours sincerely,

