

**WELWYN HATFIELD BOROUGH COUNCIL
EXECUTIVE DIRECTOR - PLANNING, PUBLIC PROTECTION AND GOVERNANCE**

DELEGATED APPLICATION

Application No: 6/2020/3398/LAWP
Location: Chancellors School Pine Grove Brookmans Park AL9 7BN
Proposal: Certificate of lawfulness for erection of fencing, gates and bollards to enclose parking area
Officer: Mr David Elmore

Recommendation: Granted

6/2020/3398/LAWP

Context		
Application Description	Certificate of lawfulness for erection of fencing, gates and bollards to enclose parking area. The site forms part of a school.	
Relevant planning History	None	
The main issues are:		
<p align="center">1. Whether the proposed works are permitted development by virtue of Schedule 2, Part 2, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 as amended</p>		
	Yes / No	To be PD
Have permitted development rights been removed	N	N
A.1 Development is not permitted by Class A if -		
(a) the height of any gate, fence, wall or means of enclosure erected or constructed adjacent to a highway used by vehicular traffic would, after the carrying out of the development, exceed— (i) for a school, 2 metres above ground level, provided that any part of the gate, fence, wall or means of enclosure which is more than 1 metre above ground level does not create an obstruction to the view of persons using the highway as to be likely to cause danger to such persons; (ii) in any other case, 1 metre above ground level;	N	N
(b) the height of any other gate, fence, wall or means of enclosure erected or constructed would exceed 2 metres above ground level;	N	N
(c) the height of any gate, fence, wall or other means of enclosure maintained, improved or altered would, as a result of the development, exceed its former height or the height referred to in paragraph (a) or (b) as the height appropriate to it if erected or constructed, whichever is the greater; or	N	N

(d) it would involve development within the curtilage of, or to a gate, fence, wall or other means of enclosure surrounding, a listed building.	N	N
Conclusion		
The proposed development would accord with Schedule 2, Part 2, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 as amended, and would be lawful if instituted or begun at the time of the application.		

DRAWING NUMBERS

The development/works shall not be started and completed other than in accordance with the approved plans and details:

Plan Number	Revision Number	Details	Received Date
2154 5 00 0005		Location Plan and Site Plan	21 December 2020
2154 5 00 0105	E	Proposed Bus Parking Plan	21 December 2020
2154 5 00 0110		Proposed Elevations	13 January 2021

REASON: To ensure that the development is carried out in accordance with the approved plans and details.

1. The proposed development would accord with Schedule 2, Part 2, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 as amended, and would be lawful if instituted or begun at the time of the application.

Determined By:

Mr Jonathan Murray
2 March 2021