

**Chris Carter
Assistant Director (Planning)**

Reply To: address as below
Direct Tel: 01707357000
Email: planning@welhat.gov.uk

Ms Holly Butrimas-Gair
33 Bancroft
Hitchin
SG5 1LA

30 April 2024

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE) (ENGLAND) ORDER 2015**

Dear Ms Butrimas-Gair,

Application Reference: 6/2024/0726/COND

Proposed development at: 29 Broadwater Road Welwyn Garden City AL7 3BQ

Proposal: Submission of details pursuant to condition 4 and 27 (Tree Protection), on planning permission 6/2019/3024/MAJ

Thank you for your application requesting approval of the above details reserved by conditions.

Condition 4

Before any development on site is begun a scheme of physical tree protection measures to be installed shall have been submitted to and approved in writing by the Local Planning Authority. Once approved the tree protection measures shall be erected/installed before any demolition or construction works on site are begun and shall be retained in their positions for the duration of demolition/construction activity on site.

REASON: In order to protect trees and vegetation to be retained on site from construction activity/damage for the duration of works on the site in accordance with Policy D8 of the Welwyn Hatfield District Plan 2005 and the Policy SP12 of the emerging Welwyn and Hatfield Local Plan.

Condition 27

Before any development on site is begun a scheme of physical tree protection measures to be installed shall have been submitted to and approved in writing by the Local Planning Authority. Once approved the tree protection measures shall be erected/installed before any demolition or construction works on site are begun and

shall be retained in their positions for the duration of demolition/construction activity on site.

REASON: In order to protect trees and vegetation to be retained on site from construction activity/damage for the duration of works on the site in accordance with Policy D8 of the Welwyn Hatfield District Plan 2005 and the Policy SP12 of the emerging Welwyn and Hatfield Local Plan.

The following information has been provided:

Tree Survey (Part 1), Indicative Arboricultural Impact Assessment and Method Statement (Part 2) dated March 2024, prepared by Elizabeth Greenwood received 18/4/2024.

The Council's Landscape Team has been consulted and have raised no objection.

Having regard to the above, I am pleased to confirm that sufficient information has been submitted pursuant to the requirements of conditions 4 and 27. Please note that the development must not be carried out other than in accordance with the approved details unless otherwise agreed in writing by the Local Planning Authority.

Should you require any clarification regarding the contents of this letter, please do not hesitate in contacting me at l.sahlke@welhat.gov.uk and I will be pleased to advise you further.

Yours sincerely,



Ms Louise Sahlke
Senior Development Management Officer