

8 Barleycroft Green  
Welwyn Garden City  
AL8 6JY

1<sup>st</sup> November 2010

### **Tesco Planning Application Broadwater Road Site**

Tesco through Spenshill has put in application for a large store selling groceries and other goods on this site.

I want to tell you that I have strong objections to this because;

- It offers no shopping benefits to citizens of WGC. All shopping opportunities offered are already available from present stores in the town centre
- Its position on the other side of the railway line from the town centre would be detrimental to the prosperity of the town centre
- Another large store near the town centre would probably be disadvantageous to the small shops in shopping centres in the periphery of WGC
- Extra traffic of large vehicles would be needed to service the store
- The presence of a large store on the opposite side of the railway line to that of the town centre would generate a lot of pedestrian traffic across the railway bridge and this is already inadequate, but Tesco does not offer to replace the present bridge

In short I see no benefit to Welwyn Garden City citizens in allowing this development.

