

Address? ✓

RA/KC

TESCO

From: Tracy Harvey
Sent: 28 February 2011 06:36
To: Planning
Subject: FW: Welwyn Garden City
Attachments: letter to planning committee and other councillors.docx

PLANNING
DEPARTMENT
28 FEB 2011
RECEIVED

From: Stephen Boulton
Sent: 25 February 2011 18:34
To: Tracy Harvey
Subject: FW: Welwyn Garden City

Tracy,

I have received this from [redacted]
Would you please circulate it to councillors.

Thanks.

At the moment when I receive letters I am usually just acknowledging them unless the writer asks for the letter to be circulated.

Stephen.

From: [redacted]
Sent: 25 February 2011 18:44
To: Stephen Boulton
Subject: Welwyn Garden City

Dear Sir,

Would you please see the document attached which relates to the Welwyn Garden City developments.

We are grateful for your acknowledgement to receipt of this Email and it's attachment.

[redacted]
E Taylor
WGC resident

Click
here<<https://www.mailcontrol.com/sr/xqKosbCP0YPTndxIloX7UtHdKBF8nr1D8E+Jfn8LVzphD!wkpNxra7s7bhBaL6+dZU9p4qkN2dJTEf5tQBqpNg==>> to report this email as spam.

Stephen Boulton
Planning Committee Chairman
Welwyn Hatfield Council

PLANNING
DEPARTMENT

28 FEB 2011

RECEIVED

23rd February 2011

Dear Sir,

We are residents in Welwyn Garden City, and we ask the planning committee to oppose Tesco's planning application for development on Broadwater Road. We appreciate that the consultation period has finished. Nevertheless we like you to consider our objections and kindly circulate this letter to other committee members in good time.

These are the main reasons for our objections are:

1. Tesco Extra at Olding Corner is less than 3 miles from the city centre and there is absolutely no need for another branch of large Tesco to be situated so close on the edge of the town. It's tantamount to saturation bombing the town. Our town does not benefit from diverting traffic from Olding Corner to Broadwater Road. This is indeed part of Tesco's intention as they show that the existing Tesco Extra is over trading.
2. The town centre is already well-served by Waitrose and Sainsbury's and M&S. All of whom have invested millions of pounds in improving their facilities. The new Tesco proposal would not only undermine this local economy but also result in an oversupply for the size of our community. Tesco, with it's proposed 40% non food retail floor space, is a threat to livelihood of Howard Centre.
3. The proposed position for the new Tesco is not at a comfortable walk to the town centre. Such supermarket will only divert traffic from Olding corner to Broadwater west. The existing supermarkets in the town centre are sufficient for the town's need .
4. We have no objection to Tesco as a supermarket but we do object to being strangled by it from all directions.
5. We should avoid "Tesco-blight", which is the well-known damage caused to the local economy by creating a large Tesco facility close to, or at the heart of a town. Such a development in Broadwater will be detrimental to the local retail centres. Survival of these small shopping parades are essential and residents who support the Tesco development will only start missing these valuable local providers, when they disappear. Residents who do not drive, rely on these retailers in particular and those who drive rely on them in bad weather when driving is difficult. We must do all we can to support these valuable retailers. Efforts should be made to make these shopping centres more vibrant and not turn them into ghost parades and must prevent any development that sucks life out of the city centre.
6. If Tesco wishes to provide retail facilities to serve the proposed residential development, then a Tesco Metro will be more appropriate. A large supermarket which aims for business brought by hundreds cars is promoting the culture which is against reduction in driving and climate warming and increase in air pollution to the residents.
7. The provisions offered in Tesco proposal do not go far enough to meet the aspirations of the community. It is true that Broadwater Road site needs regeneration. It is also true that the railway bridge leading to Howard centre is a sorry sight and in a great need of improvement. Having a 50 meter swimming pool in WGC would be exciting and give this town a 21st Century facility. An entertainment centre such as Ten-Pin bowling would be welcomed. The area would also benefit from some hotel facilities which are notably weak in the town centre. A landscaped children's park and ice cream parlour etc. could go well with a heritage centre. The proposed pool is far too small and the railway bridge improvement is not sufficient and overall the proposal in no way compensates the losses it will bring and are not what we need.

Welwyn Garden City could benefit from some of the facilities proposed by Tesco plan but not at the cost of overexploiting the area for the benefit of Tesco. It is important to remember that, it will be businesses who would actually provide the service and building shells does not automatically mean services will be provided. We must all work to find an alternative way for such businesses to come to WGC.


Welwyn Garden City is a well-balanced, varied town, with a wide range of facilities including those eyed by Tesco. Please support our community, and seek to maintain choice, rather than have the town reduced to another "Tesco-town".

Saying no Tesco does not mean saying No to development of Broadwater in line with what the town needs.

We would particularly like to address our concerns to those Councillors who do not live within walking distance of the town centre and remind them that additional retail traffic is not welcomed by those of us who walk to the town centre on a regular basis and cherish the ethos on which this town was built.

The Central government is discouraging governing from top down and tells us that we should try to help ourselves locally. Our local government should help us to fight being ruled by Tesco Giants who primarily think of their own profitability rather than the well being of our communities.

Please help us to prevent Tesco strangling and suffocating our town.


Youngs Rise AL8 6RT

[Redacted]

Sent: 28 February 2011 17:17
To: Kerrie Charles
Subject: Re: Planning Application Comments

Thanks Kerry,

Sorry the house number was missing from the address which is

5 Youngs Rise

Welwyn garden City

AL8 6RT

If it is not too late, please will you correct Tesco Giants to Tesco in the last paragraph of the text of our comments . Otherwise, not to worry.

The Central government is discouraging governing from top down and tells us that we should try to help ourselves locally. Our local government should help us to fight being ruled by Tesco Giants who primarily think of their own profitability rather than the well being of our communities.

Kind regards

[Redacted]

In a message dated 28/02/2011 14:09:37 GMT Standard Time, K.Charles@welhat.gov.uk writes:

[Redacted]