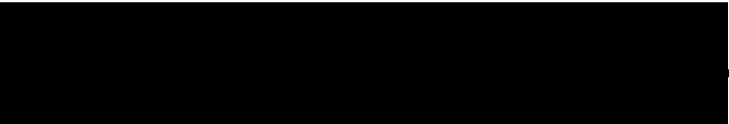
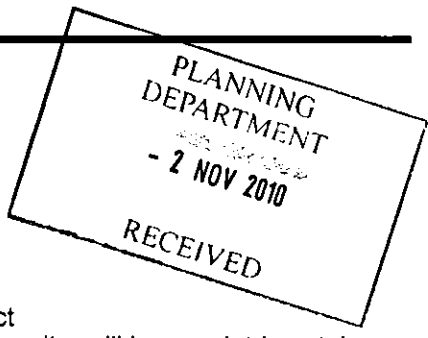


A

LA



**Sent:** 01 November 2010 20:42  
**To:** Planning  
**Subject:** Welwyn Hatfield Council Online Planning - Comment



Application Number: N6/2010/2055/MA  
Name: [Redacted]

Address: 36 Elmwood, Welwyn Garden City, Herts., AL8 6LE Comment Type: Object

Comment: I am concerned that the significant retail outlet proposed in the Broadwater site will have a detrimental effect on existing retail units within Welwyn Garden City town centre. I feel that the provision of 3 hour free parking will discourage shoppers to the town centre and the new shopping centre will supplant rather than complement the town centre (in the same way that Hatfield Galleria has led to the collapse of Hatfield town centre). It would appear that the new Tesco supermarket is larger than first mooted and I believe will affect local shopping parades in nearby Woodhall, Hall Grove and Panshanger, which serve local communities. I am not convinced that we require yet another supermarket within Welwyn Garden City given that it is already well served by Sainsburys, Waitrose, Morrisons, Co-op and Lidl (not to mention Tesco at nearby Hatfield). I am concerned that the increased vehicular traffic to and from the site will exacerbate congestion at pinch points !

and lastly that the proposed residential units are at too high a density and without sufficient greenery to reflect that it is part of a garden city.