

# **Examination of the Welwyn Hatfield Local Plan 2013-32**

## **Stage 9 Site Allocations**

**Hearing Tuesday 16 March 2021 at 09:30**

### **Welham Green**

#### **AGENDA**

##### **Issue**

In the context of the plan's overall vision and strategy are the proposed and potential site allocations positively prepared, justified, effective and consistent with national planning policy and therefore a sound basis for the location of development within the Borough during the plan period?

1. Inspector's Introduction
2. Education provision
  - a. Capacity
  - b. School site(s)
3. Sites WeG 1 Welham Manor and WeG 3a Land off Station Road West
  - a. Clarification
  - b. Loss of employment from WeG 1
  - c. Green Belt considerations
  - d. Ecology
  - e. Heritage
  - f. Sustainable accessibility
    - i. Public transport
    - ii. Access to facilities
  - g. Highway matters
  - h. Delivery
  - i. Additional land

- i. Orchard
- ii. Rear of 24 Station Road
- j. Other considerations

4. Site WeG 15 Potterells Farm

- a. Clarification
- b. Green Belt considerations
- c. Heritage
- d. Sustainable accessibility
  - i. Public transport
  - ii. Access to facilities
- e. Highway matters
- f. Comprehensive development with WeG 1 & 3a
- g. Reduced site area
- h. Delivery
- i. Other considerations

5. Site WEG 17 Dixons Hill Road South (School site)

- a. Clarification
- b. Green Belt considerations
- c. Utilities
- d. Highway matters
- e. Other considerations

**NB The following part of the agenda will not commence before 11:30**

6. Site WeG 10 Dixons Hill Road (north)

- a. Clarification
- b. Green Belt considerations
- c. Ecology

- d. Drainage
- e. Highway considerations
- f. Sustainable accessibility
  - j. Public transport
  - ii. Access to facilities
- g. Delivery
- g. Other considerations

7. Site WeG 6 Skimpans Farm

- a. Clarification
- b. Green Belt considerations
- c. Green Gap
- d. Ecology
- e. Heritage
- f. Sustainable accessibility
  - i. Public transport
  - ii. Access to facilities
- g. Highway matters
- h. Drainage
- i. Noise
- j. Delivery
- k. Other considerations

**NB The following part of the agenda will not commence before 14:00**

8. Site WEG 12 Pooley's Lane

- a. Clarification
- b. Green Belt considerations
- c. Green gap

- d. Ecology
- e. Sustainable accessibility
  - i. Public transport
  - ii. Access to facilities
- f. Highway matters
- g. Drainage
- h. Noise
- i. Delivery
- j. Other considerations

9. Site HS 11 Land at South Way (EX230)

- a. Green Belt boundary
- b. Primary School site
- c. Other considerations

10. Site SP14 New Barnfield (EX234)

- a. School size and extent
- b. Green Belt boundary
- c. Other considerations

11. Site SP 23 Marshmoor (EX233)

- a. Comprehensive proposals
- b. Other considerations