

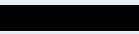
<b>ID</b>	2
<b>Response Date</b>	29/09/2019 16:40:00
<b>Type</b>	E-Mail
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	
<b>ID</b>	4
<b>Response Date</b>	29/09/2019 18:31:00
<b>Type</b>	E-Mail
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>Sorry - last email on this subject, I promise! Having had a further look into the proposed area (and reading the plans in more depth) I do agree the houses/roads considered for conservation do adhere to a typology that does show evidence of architectural consistency and flourishes (rounded windows, featured symmetrical arrangement of entrances). Perhaps the architects of the 1938 plans felt that they needed to spruce up the new housing stock which was built subsequently to the original Holwell Road housing.</p> <p>My concern is that sub-dividing Peartree into houses included in a conservation area and those that don't may re-prioritise much needed resources. The east side of Holwell Road - not included - has seen considerable deterioration in its aesthetic over the last decade, given the extension of the school (increased parking on grass verges, litter issues, and a recent trend to pave over gardens to create vast driveways in order for residents to get parking near their properties during term time).</p> <p>The counsellors cc'd in know that I've been quite vocal about this (apologies!) for several years now (via regular emails), and despite considerable efforts and spend from Mr Quinton and Mr Cowan to resurface the walkways and improve the verges on Holwell Road, the decline continues. For instance the protection of the grass verges from poor/illegal parking which destroys these fantastic features throughout Peartree should be a priority over any planned &amp; targeted conservation plans for a sub-set of the same surrounding area.</p> <p>So these plans for the conservation area are very admirable, and indeed vital, but I still would argue that if (east) Holwell Road is not a viable candidate for the conservation area (I still believe it should be), then can alternative plans be put forward simultaneously to alleviate the decline (primarily caused by Howell School extension) in the</p>

	condition and aesthetic of the road? It would simply feel that this key road (given the location of both Schools) is yet again the poor cousin to other parts of Welwyn Garden City and now potentially large parts of Peartree.
<b>ID</b>	6
<b>Response Date</b>	01/10/2019 14:44:11
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	Yes
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	I believe the quality of this area should be valued as much as other areas of the town and that the same quality of care and maintenance should be given to this area as other areas of the town.
<b>ID</b>	8
<b>Response Date</b>	02/10/2019 13:46:00
<b>Type</b>	E-Mail
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p><b>Response to Planning application from Hertfordshire County Council (T and CP GDP Order 2015)</b></p> <p><b>District ref:</b>  <b>HCC ref:</b> WH/267/2019  <b>HCC received:</b> 01/10/2019  <b>Area manager:</b> [REDACTED]  <b>Case officer:</b> [REDACTED]</p> <p><b>Location</b>  Peartree area  Welwyn Garden City</p> <p><b>Application type</b>  <b>Proposal</b>  Designation of Peartree Conservation Area</p> <p><b>Decision</b>  Notice is given under article 18 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 that the Hertfordshire County Council as Highway Authority does not wish to restrict the grant of permission.</p> <p>The views of the highway authority have been sought on the designation of the Peartree area of Welwyn Garden City as a Conservation Area. The area would include the following roads: Beechfield Road, Barnfield Road, Furzefield Road, Pinewood, Sandpit Road, part of Woodhall Lane, part of Holwell Road, part of Mill Green Lane and part of Cole Green Lane as well as Gainswood and Pondcroft culs-de-sac.</p> <p>The main impacts for HCC Highways of the designation would be the enhanced materials and/ or street furniture that might be required.</p>

	<p>Channels already exist for the details of these changes to be discussed and agreed. If the designation goes ahead HCC would require the borough council to ensure that mapping is updated so that levels of maintenance and replacement appropriate to a conservation area are applied. The same information would be used to advise utilities and works promoters that construction needs to be in accordance with the borough council's planning requirements.</p> <p>On the basis of the foregoing, HCC Highways have no objection to the proposed designation.</p> <p>██████████</p> <p><b>Date 02/10/2019</b></p>
<b>ID</b>	10
<b>Response Date</b>	09/10/2019 11:03:28
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	No
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	<p>The main blight on the street visual environment throughout the town is the problem of traffic, parking and street furniture. Off-road parking on hardstanding in front of houses has to be accepted and will become essential as electric car use and chargers develop. Modern telecommunications are demanded throughout the country but require service cabinets, masts and duct inspection chambers. (NB: High capacity fibre optic internet provision could reduce satellite and aerial installations to the benefit of the visual environment).</p> <p>These modern changes require a reassessment of grass verges and pavement design in general. Where dropped kerbs and/or street furniture result in orphaned bits of grass verge (ie. less than 2.5metre linear length) then the full width of the pavement should be hard surfaced. Positioning of street lights, cabinets, signs and trees should take account of visually and physically impaired people who may be using electric mobility.</p>
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>The convex footprint of the Woodhall Shopping Parade is an example of appalling retail design by todays standards. One unfortunate effect is encouragement of petty crime in this area and this leads to the necessity of metal shutters. The service area behind the shops is not fit for purpose. Rather than conserving the shopping parade, it should be earmarked for total redevelopment in a compatible architectural design at some (probably distant) time in the future.</p>
<b>ID</b>	12
<b>Response Date</b>	17/10/2019 14:58:09
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	No
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	<p>Enforce a time limit on parking in the car park opposite the doctor's surgery.</p>

<b>5. - Do you have any additional comments about the Peartree area?</b>	
<b>ID</b>	14
<b>Response Date</b>	25/10/2019 20:02:00
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	<p>Enforcement is poor. Unregulated works go unpunished and this leads to the visual characteristics of the roads being compromised.</p> <p>Parking is also a serious issue. Many of the local authority tenants on my road park on the grass verges simply because there isn't enough parking available. This requires careful consideration and enforcement. My suggestion would be to allow driveways on end terrace and semi detached properties leaving public spaces available to mid terrace properties. The problem with conservation area status is that there would be cost to those residents for applying for a driveway which may deter them which in turn affects the visual characteristics of a road with cars parked on both sides and on grass verges. There really isn't a point thinking about conservation area status when so far you have had no solution to the parking issues...</p>
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>As a homeowner I am divided between the benefits that a conservation area brings to roads and properties vs the needs of families like mine to extend their homes. Homes in wgc have small living spaces and larger families will always require further works to their properties to expand living space.</p> <p>The demographic of peartree requires careful consideration, there are many local authority tenants in peartree that do not care for their front of house appearance.</p>
<b>ID</b>	16
<b>Response Date</b>	29/10/2019 17:58:36
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	Yes
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	No
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	
<b>ID</b>	18
<b>Response Date</b>	29/10/2019 19:05:21
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes

2. - Do you agree with the proposal to designate Peartree as a conservation area?	Yes
3. - Do you agree with the proposed boundaries of Peartree conservation area?	Yes
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	No
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	The pear tree area is beautiful with a lot of trees especially Pear tree.
<b>ID</b>	20
<b>Response Date</b>	05/11/2019 19:25:10
<b>Type</b>	Web
<b>Include files</b>	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	Yes
2. - Do you agree with the proposal to designate Peartree as a conservation area?	Yes
3. - Do you agree with the proposed boundaries of Peartree conservation area?	No
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	Yes
4a. - If yes, then please comment below:	Protect the verges. People pave over their front gardens but don't want to pay to have the curb dropped so the verges are constantly damaged.
5. - Do you have any additional comments about the Peartree area?	Why is the area not actually covering the whole of Peartree? This area was covered by the EMS but it was not administered properly and people have made changes to their properties that should not have been allowed. Now those changes will be protected even though they shouldn't be there.
<b>ID</b>	22
<b>Response Date</b>	07/11/2019 14:50:00
<b>Type</b>	E-Mail
<b>Include files</b>	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	
2. - Do you agree with the proposal to designate Peartree as a conservation area?	
3. - Do you agree with the proposed boundaries of Peartree conservation area?	
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	<p><b>Dear Colin</b></p> <p>Peartree Conservation Area Consultation</p> <p>Thank you for the opportunity to comment on the Proposed Designation of Peartree Conservation Area in Welwyn Garden City.</p> <p>This representation is made by Hertfordshire County Council's (HCC) Growth &amp; Infrastructure Unit. The following services that are provided by HCC (Excluding HCC Property), along with other relevant areas within the Environment &amp; Infrastructure Department have considered the consultation document and have</p> <p><b>no comments to make:</b></p> <ul style="list-style-type: none"> <li>• Children's Services (School Place Planning);</li> <li>• Countryside Management and Rights of Way;</li> <li>• Environmental Resource Planning (Ecology, Landscape &amp; Historic Environment).</li> </ul>

	<p>It should be noted that the Transport Service (HCC as Highway Authority) has sent comments separately to this response.</p> <p>Yours sincerely</p> <p></p> <p>Senior Planning Officer, Growth &amp; Infrastructure Unit</p>
<b>ID</b>	24
<b>Response Date</b>	08/11/2019 11:30:00
<b>Type</b>	Letter
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>Dear Mr Haigh,</p> <p>Thank you for your email inviting Historic England to respond to the Peartree Conservation Area Character Appraisal and Management Plan.</p> <p>As a result of the number of consultations we are currently receiving we regret that we are unable to comment specifically at this time.</p> <p>We do however recommend that the advice of your local authority conservation and archaeological staff is sort as they are best placed to advise on local historic environment issues and priorities, including access to data, indicate how historic assets may be impacted upon by the plan, the design of any required mitigation measures and opportunities for securing wider benefits for the future conservation and historic environment that cannot be answered by your local conservation and archaeological specialists, please contact Historic England's regional Development Advice Team, who can be reached on 01223 582749.</p> <p>Although we have not been able to provide a substantive response at this stage, this does not mean that we are not interested in further iterations of the document. Please note that we may still advise on, and potentially object to, any specific development proposal(s) which may subsequently arise from this or later versions of the documents subject to the consultation.</p> <p>Please do not hesitate to contact us if you have any questions.</p> <p>Yours sincerely,</p> <p></p> <p>Historic Places Advisor, East of England</p>
<b>ID</b>	26
<b>Response Date</b>	11/11/2019 10:47:00
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	No
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes

<p><b>4a. - If yes, then please comment below:</b></p>	<p>Clear guidance should be published on what is and isn't acceptable within the existing Estate Management Scheme boundaries. Residents have not necessarily considered the impact of changes to the area as a whole when they work on their homes and may be more minded to do so if they see a justification for it.</p> <p>The appraisal is not written in layman's terms and will mean very little to the people who live in the area. Residents of the area are also unable to make an informed decision because within the appraisal no consideration has been given to the cost implications of implementing the changes recommended, in this I include the cost to the council for additional works and the price difference between existing materials used e.g. in replacement windows and the cost of using materials proposed in the appraisal, similarly no consideration has been given to the additional costs to homeowners who will have to pay for architect drawings and planning permission applications when they want to do any work to THEIR property. The existing Estate Management Scheme should be sufficient enough to preserve the look of the area without imposing unnecessary additional cost to residents and the public purse. This proposal has given no consideration to the impact on the people that live in the area who happen to be the poorest in W.G.C. It also appears to completely ignore the fact that the majority of housing within the proposed conservation area is council and not privately owned, this is a vital consideration for the justification of the scheme (or lack thereof) and the impact on the public purse, to me it seems completely unjustified. Other considerations are the likely additional cost to homeowners for the use of materials specified as being acceptable for use within the area, and the potential impact of not being able to implement greener measures for homes as they are identified e.g. solar water heaters, solar panels and wind energy harvesting. The proposed benefits of this proposal don't come near to justifying the impact they will have on residents and the council/public purse. Stick with the Estate Management Scheme that is already in place.</p>
<p><b>5. - Do you have any additional comments about the Peartree area?</b></p>	<p>The area is suffering with crime and antisocial behaviour problems, this should be the focus of resources as a far higher priority than implementing additional schemes to restrict what people can do to their homes.</p>
<p><b>ID</b></p>	<p>1</p>
<p><b>Response Date</b></p>	<p>29/09/2019 09:30:26</p>
<p><b>Type</b></p>	<p>Web</p>
<p><b>Include files</b></p>	<p></p>
<p><b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b></p>	<p>Yes</p>
<p><b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b></p>	<p>Yes</p>
<p><b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b></p>	<p>Yes</p>
<p><b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b></p>	<p>Yes</p>
<p><b>4a. - If yes, then please comment below:</b></p>	<p>I completely disagree with the driveway proposals. Car parking on the street is getting messy. You could be proactive and have design guides for full frontage parking, whilst still making it attractive and in character. Most houses in this area have more than the "50%" hard standing for parking, and actually, most with the full hard standing look much neater than those with a single space then gardens, as long as the full hard standing still has beds, is made uniform and retains most of the hedge. It certainly looks nicer than cars parked everywhere and all over the pavement and driveways.</p> <p>I notice you took most of your pictures during the weekday day time when parking isn't an issue.</p>
<p><b>5. - Do you have any additional comments about the Peartree area?</b></p>	<p>Please see above - we can keep the uniform look whilst still having full driveways - in fact, those look nicer.</p> <p>Also, I believe we should be able to do larger/bigger extensions at the rear (full length dormers for example), housing it at a premium, and rear extensions do not detract from the front.</p>

	I do not agree about your proposal to stop uPVC windows. The environment comes first.
<b>ID</b>	3
<b>Response Date</b>	29/09/2019 17:14:00
<b>Type</b>	E-Mail
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	
<b>4a. - If yes, then please comment below:</b>	
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>I have today written to the Peartree County &amp; Local councillors expressing my disappointed in finding that only half of Holwell Road has been thus far considered for the Peartree Conservation Area Plan (see below). I have subsequently realised that there is a contact for making any such queries - so I am sending this email. Could you read the below and contact me (and the councillors, so we are all on the same page) explaining why the older and important houses opposite Holwell Primary School have been excluded from the plan? It seems that the houses opposite the school display architectural features distinctive of the houses/roads chosen, and in addition are possibly more historically significant given they were built in support of the 1932 Holwell School (see the 1932 picture). I'm not a local history expert, but the aerial photographs suggest these houses were built in conjunction with the school, and would have been integral in the initial construction drive of the wider houses/roads/shops subsequently built in the later half of the 1930s. It seems odd that these houses have been missed from the preservation plans.</p> <p>It would be much appreciated to get the reasoning behind this decision, and also understand if these houses could be considered for inclusion to the proposed conservation area after further consultation?</p>
<b>ID</b>	5
<b>Response Date</b>	01/10/2019 12:11:26
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	Management of the streets in question under the Estate Management Scheme should be more than enough to preserve the character of the Peartree area (and has done so for many years).
<b>5. - Do you have any additional comments about the Peartree area?</b>	The character appraisal report showed a breathtaking lack of understanding about the realities of day-to-day life in the Peartree area. Criticisms of uPVC windows, front gardens put to hardstanding, security cameras and pull-down hoardings on the shops, as well as designating the day nursery and cafe/day room of the church as negative quality buildings all reveal a mentality that puts preservation of the "historic" look of the area far above residents' needs.
<b>ID</b>	7

Response Date	01/10/2019 19:13:48
Type	Web
Include files	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	Yes
2. - Do you agree with the proposal to designate Peartree as a conservation area?	Yes
3. - Do you agree with the proposed boundaries of Peartree conservation area?	Yes
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	Yes
4a. - If yes, then please comment below:	We need to maintain and take care of our Welwyn Garden City and its green areas such as the verges and avenues of trees. This can be achieved either through physical measures or a blanket prohibition of verge parking enforced by Welwyn & Hatfield Civil Enforcement Officers.
5. - Do you have any additional comments about the Peartree area?	Our assets of verges and trees could be addressed and maintained up to an acceptable standard across this proposed conservation area aligning with a blanket prohibition of verge parking. To achieve this funding could be considered / resourced through a joint venture initiative by both tiers of Local Government WHBC & HCC. Elected County Councillors within the Peartree Division could make a contribution from the Highway Locality budget or their discretionary locality budget. Let's make it happen and bring residents together in revitalising their pride in the communities in which they live.
ID	9
Response Date	04/10/2019 08:24:54
Type	Web
Include files	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	No
2. - Do you agree with the proposal to designate Peartree as a conservation area?	No
3. - Do you agree with the proposed boundaries of Peartree conservation area?	No
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	No
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	the council needs to be aware of the demographic in the area, this is a working class area of welwyn garden city, by imposing the conservation area you are making it harder for people to make amendments to their properties. Its hard enough to buy a property and even harder to go up the property ladder most people can only afford to extend their current premises. This will make it less appealing for people to do this as its another loop to go through.
ID	11
Response Date	17/10/2019 14:50:47
Type	Web
Include files	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	Yes
2. - Do you agree with the proposal to designate Peartree as a conservation area?	Yes
3. - Do you agree with the proposed boundaries of Peartree conservation area?	Yes
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	Yes

<b>4a. - If yes, then please comment below:</b>	No parking on grass verges. Original porches to be maintained.
<b>5. - Do you have any additional comments about the Peartree area?</b>	
<b>ID</b>	13
<b>Response Date</b>	18/10/2019 07:51:54
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	Yes
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	A resident parking scheme. More traffic calming measures and enforcement of of restrictions on commercial traffic access. Signage to identify Peartree as an historical area and not just a ward. This could also be done in other conservation areas in the town.
<b>5. - Do you have any additional comments about the Peartree area?</b>	
<b>ID</b>	15
<b>Response Date</b>	29/10/2019 15:40:34
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	Yes
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	I believe more could be done now to protect the character and appearance of the Peartree area. This proposal would simply seem to be an extension of the Estate Management scheme and I believe the "rules" everyone is asked to abide by to protect the unique appearance could be more robustly patrolled. Education is probably required so people living in the neighbourhood are aware of the obligations on them. Perhaps reminders of what it means to live within the Estate Management area could be sent out with council tax bills? It could be an email so would not need incur significant costs.
<b>5. - Do you have any additional comments about the Peartree area?</b>	We completely support this initiative and welcome it. We moved to WGC to enjoy living within an area why one could not simply pull up your front garden and turn it into a car park and removes tress and hedges and this will further protect its unique characteristics.
<b>ID</b>	17
<b>Response Date</b>	29/10/2019 18:19:38
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	No
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No

4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	No
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	Peartree is evolving all the time. It does not need to be conserved as the houses in the main are not of architectural are not of any architectural interest. There are one or two around the area, not necessarily in Peartree which have already been over developed. Change is good in this case
<b>ID</b>	19
<b>Response Date</b>	01/11/2019 20:44:58
<b>Type</b>	Web
<b>Include files</b>	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	No
2. - Do you agree with the proposal to designate Peartree as a conservation area?	No
3. - Do you agree with the proposed boundaries of Peartree conservation area?	No
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	Yes
4a. - If yes, then please comment below:	keep doing a good job what was done to the moment
5. - Do you have any additional comments about the Peartree area?	
<b>ID</b>	21
<b>Response Date</b>	07/11/2019 15:53:00
<b>Type</b>	E-Mail
<b>Include files</b>	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	
2. - Do you agree with the proposal to designate Peartree as a conservation area?	Yes
3. - Do you agree with the proposed boundaries of Peartree conservation area?	Yes
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	<p><b>Peartree Conservation Area Consultation</b>  SUBMISSION ON BEHALF OF NATIONAL GRID</p> <p>National Grid has appointed Wood to review and respond to development plan consultations on its behalf. We are instructed by our client to submit the following representation with regards to the above Neighbourhood Plan consultation.</p> <p>About National Grid</p> <p>National Grid Electricity Transmission plc (NGET) owns and maintains the electricity transmission system in England and Wales and National Grid Electricity System Operator (NGESO) operates the electricity transmission network across the UK. The energy is then distributed to the eight electricity distribution network operators across England, Wales and Scotland.</p> <p>National Grid Gas plc (NGG) owns and operates the high-pressure gas transmission system across the UK. In the UK, gas leaves the transmission system and enters the</p> <p>UK's four gas distribution networks where pressure is reduced for public use.</p> <p>National Grid previously owned part of the gas distribution system known as 'National Grid Gas Distribution limited (NGGDL). Since May 2018, NGGDL is now a separate entity called 'Cadent Gas'.</p>

	<p>To help ensure the continued safe operation of existing sites and equipment and to facilitate future infrastructure investment, National Grid wishes to be involved in the preparation, alteration and review of plans and strategies which may affect National Grid's assets.</p> <p>Specific Comments</p> <p>An assessment has been carried out with respect to National Grid's electricity and gas transmission apparatus which includes high voltage electricity assets and high-pressure gas pipelines.</p> <p>National Grid has identified that it has <b>no record</b> of such apparatus within the Neighbourhood Plan area.</p> <p>Electricity Distribution</p> <p>The electricity distribution operator in Welwyn Hatfield Council is UK Power Networks. Information regarding the transmission and distribution network can be found at: <a href="http://www.energynetworks.org.uk">www.energynetworks.org.uk</a></p> <p>Appendices - National Grid Assets</p> <p>Please find attached in:</p> <ul style="list-style-type: none"> <li>• Appendix 1 provides a map of the National Grid network across the UK.</li> </ul> <p>Please remember to consult National Grid on any Neighbourhood Plan Documents or site-specific proposals that could affect our infrastructure. We would be grateful if you could add our details shown below to your consultation database. [REDACTED]</p> <p>Consultant Town Planner [REDACTED]</p> <p>Development Liaison Officer, National Grid n.grid@woodplc.com box.landandacquisitions@nationalgrid.com Wood E&amp;I Solutions UK Ltd Nicholls House Homer Close Leamington Spa Warwickshire CV34 6TT National Grid House Warwick Technology Park Gallows Hill Warwick Warwickshire CV34 6DA</p>
<b>ID</b>	23
<b>Response Date</b>	08/11/2019 11:19:00
<b>Type</b>	Other
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	Yes
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	Yes
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	1. At Woodhall house we do not have individual bins in a domestic context. Instead we have huge topper bins which are located in the archway near the hairdressers. As the area suffers from anti-social youths these bins, as well as being an eyesore are regularly upended with litter being spilled everywhere. Even when they are upright there

	is litter lying round. It is no good having a lovely conservation area in such litter collection systems with the ongoing problems are allowed to continue. This needs to be addressed.
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>2. I went on holiday on 5th August and returned on the 19th. In that period the windows on the landing (the previous Barclays Bank entrance) were smashed by the local hooligans.</p> <p>Now on 15th October they are still not repaired despite the fact that allegedly the area is cleaned and inspected every week by the council.</p> <p>It is thus pointless having a conservation area if such unsightly developments are allowed to continue.</p> <p>The staircase is filthy, it is littered and now has wine and beer bottles left around. We have also had excrement left.</p> <p>It needs sorting out - long term - particularly in a conservation area.</p>
<b>ID</b>	25
<b>Response Date</b>	11/11/2019 09:31:06
<b>Type</b>	Web
<b>Include files</b>	
<b>1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?</b>	Yes
<b>2. - Do you agree with the proposal to designate Peartree as a conservation area?</b>	No
<b>3. - Do you agree with the proposed boundaries of Peartree conservation area?</b>	No
<b>4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?</b>	Yes
<b>4a. - If yes, then please comment below:</b>	I believe the maintenance to of the key for retaining of it's traditional appearance. As usually is not economical to try to fix a property or items in high state of disrepair. This is usually the point where old get's replaced with new and the traditional "charm" is lost. I believe this does not apply only to properties, but also to roads, hedges, bins, lamps, railing, treas, outbuildings etc.
<b>5. - Do you have any additional comments about the Peartree area?</b>	<p>I think the the proposal of turning Peartree into conservation ares is not the right step. This is mainly due to the already existing Estate Management Scheme, which has been doing it's job successfully pass xx years. So by introducing conservation area the overlap between both would become to significant and as a tax payer, I can no agree with a job duplicity and would rather see our money to be invested somewhere where I can positively feel the difference.</p> <p>Hence, I can see the reason to support this idea. I believe only one single institution should be kept and can not see reason to change something, which has been working well.</p> <p>I am very much for keeping up the traditional look of the properties and its surroundings. However, yearly rising cost in maintenance (as most of the houses are quite old as you know), its becoming more and more difficult to keep up with maintenance schedule, which puts each family under more pressure.</p> <p>Apart of that if conservation area is introduced, this would become even more difficult as we would experience</p> <ul style="list-style-type: none"> <li>• longer approval time</li> <li>• application permissions associated cost</li> <li>• Use of traditional materials</li> <li>• use approve materials and applicable methods</li> </ul> <p>All of that would increase already high cost, which would resulted in my point above.</p> <p>For example as you can imagine the cost of replacing windows with double glazing UPVS vs timber is very different together with timber windows require much higher maintenance and hence added cost.</p> <p>Lastly as you know our energy demands are still growing and our planet can not keep up with the exponentiation growth, which we have been experiencing last few years. Hence the drive in long term should be in making our buildings more ecological and energy efficient. Hence to meet this necessity the use of modern materials in building industry should be well supported and not denied.</p>
<b>ID</b>	27

Response Date	11/11/2019 13:52:00
Type	E-Mail
Include files	
1. - Do you think that the character appraisal for Peartree accurately reflects the special character and historic interest of the area?	
2. - Do you agree with the proposal to designate Peartree as a conservation area?	
3. - Do you agree with the proposed boundaries of Peartree conservation area?	
4. - Do you think there is anything else that could be done to protect the character and appearance of the Peartree area?	
4a. - If yes, then please comment below:	
5. - Do you have any additional comments about the Peartree area?	<p>Date: 11 November 2019  Our ref: 296833  Your ref: Designation of Peartree Conservation Area  Dear Colin Haigh</p> <p><b>Welwyn Hatfield BC Designation of Peartree Conservation Area</b></p> <p>Thank you for your consultation on the above dated 01 October 2019 which was received by Natural England on 01 October 2019.</p> <p>Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.</p> <p><b>Natural England does not consider that this designation of Peartree Conservation Area poses any likely risk or opportunity in relation to our statutory purpose, and so does not wish to comment on this consultation.</b></p> <p>The lack of comment from Natural England should not be interpreted as a statement that there are no impacts on the natural environment. Other bodies and individuals may wish to make comments that might help the Local Planning Authority (LPA) to fully take account of any environmental risks and opportunities relating to this document.</p> <p>If you disagree with our assessment of this proposal as low risk, or should the proposal be amended in a way which significantly affects its impact on the natural environment, then in accordance with Section 4 of the Natural Environment and Rural Communities Act 2006, please consult Natural England again.</p> <p>Yours sincerely  </p> <p>Natural England  Operations Delivery  Consultations Team  Hornbeam House  Crewe Business Park  Electra Way,  Crewe  Cheshire, CW1 6GJ  Tel: 020 8026 8328  Email: <a href="mailto:consultations@naturalengland.org.uk">consultations@naturalengland.org.uk</a></p>