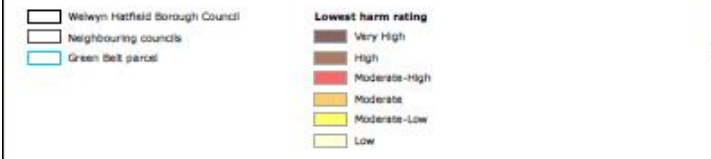
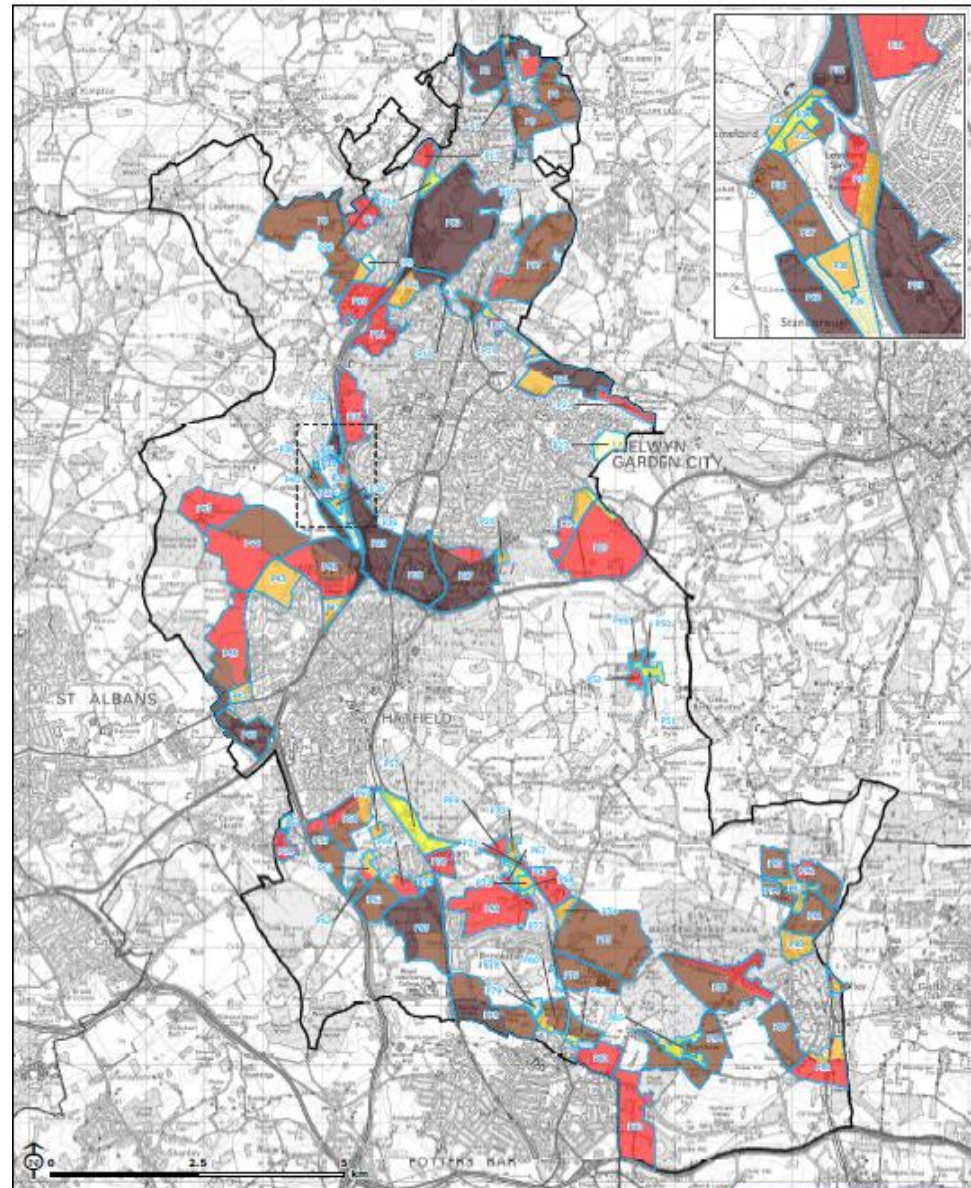
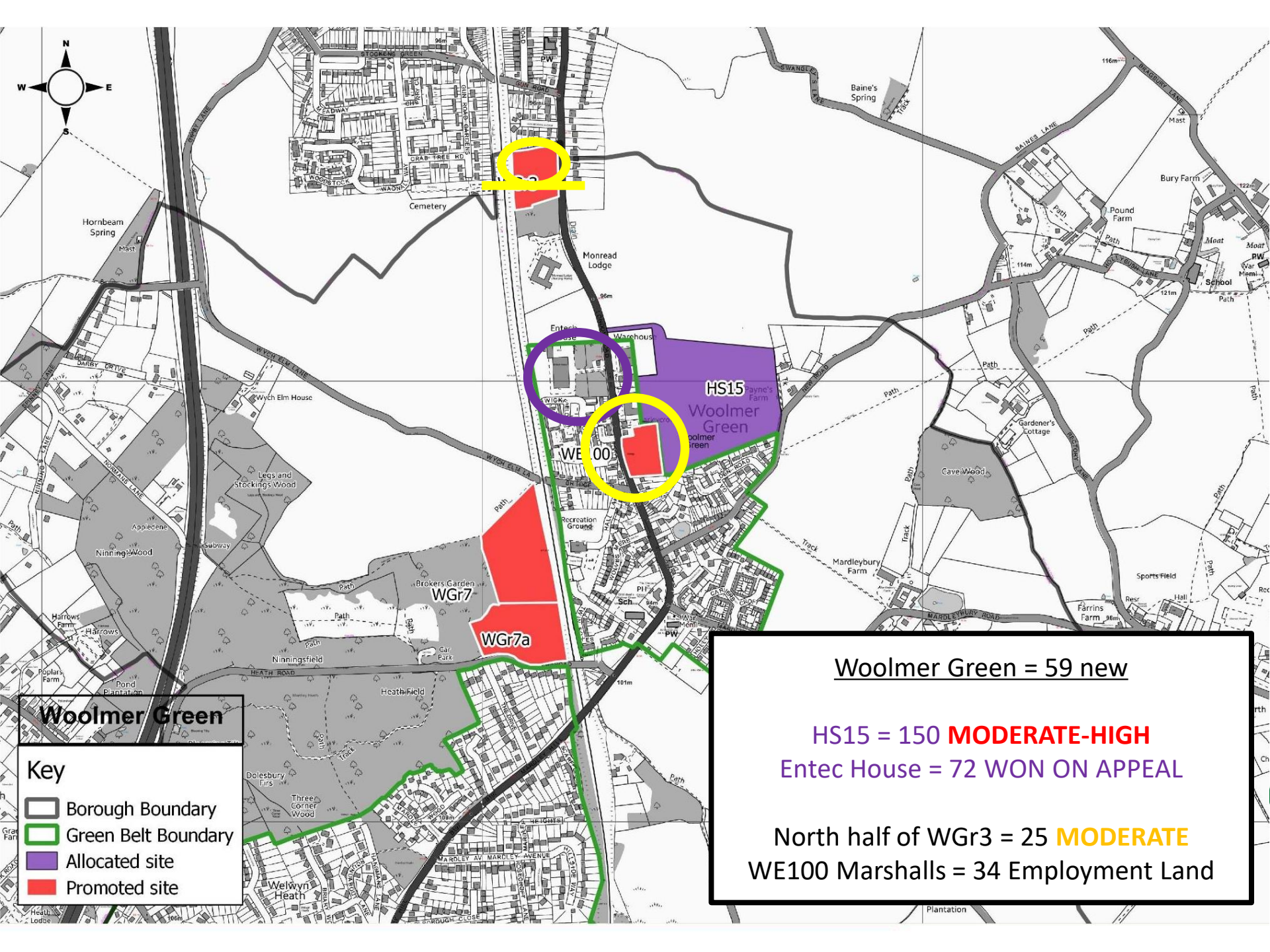


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WELWYN HATFIELD Green Belt Assessment

Figure 7.1: Assessment of Potential Harm



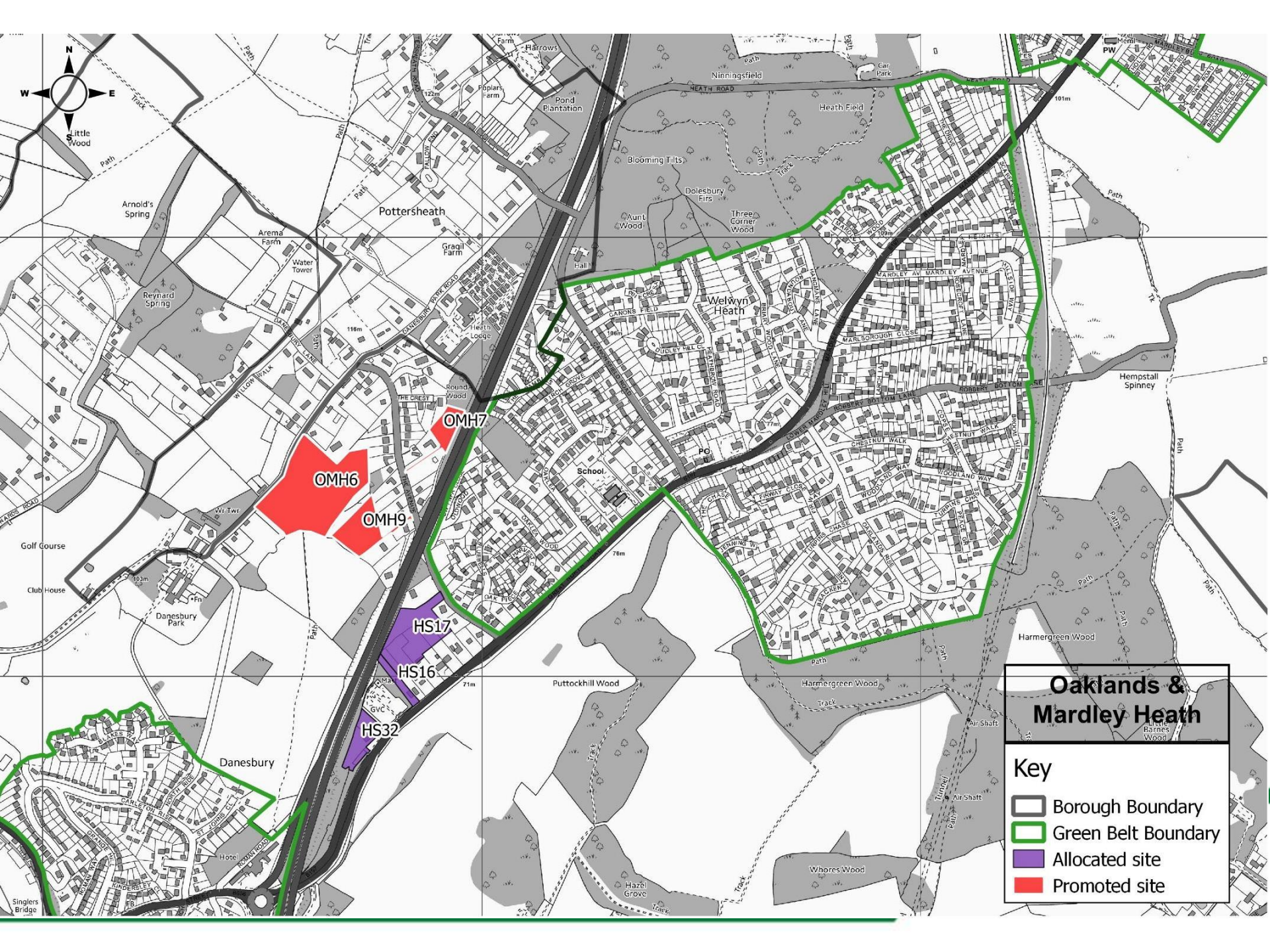
Woolmer Green

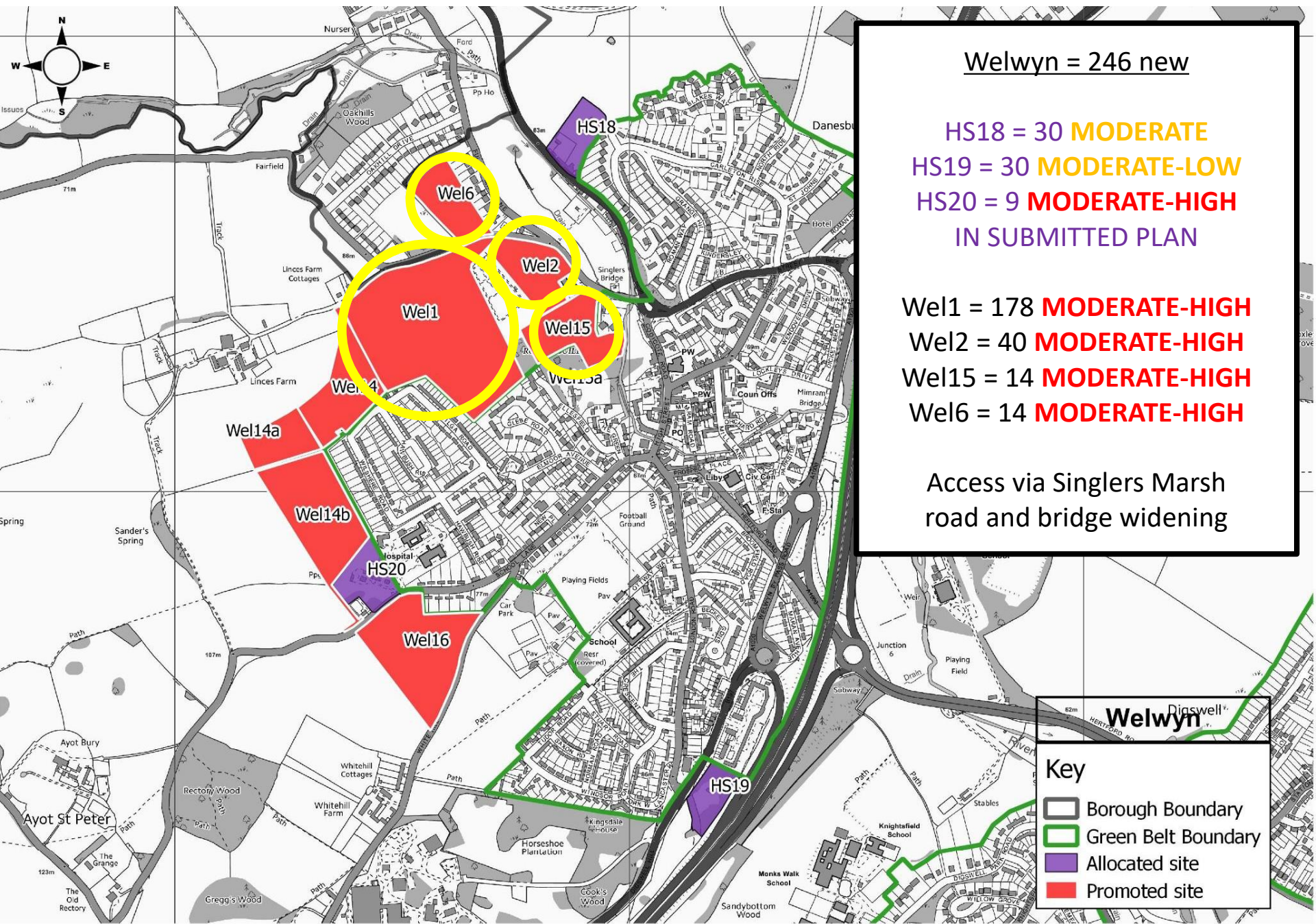
- Key**
- Borough Boundary
 - Green Belt Boundary
 - Allocated site
 - Promoted site

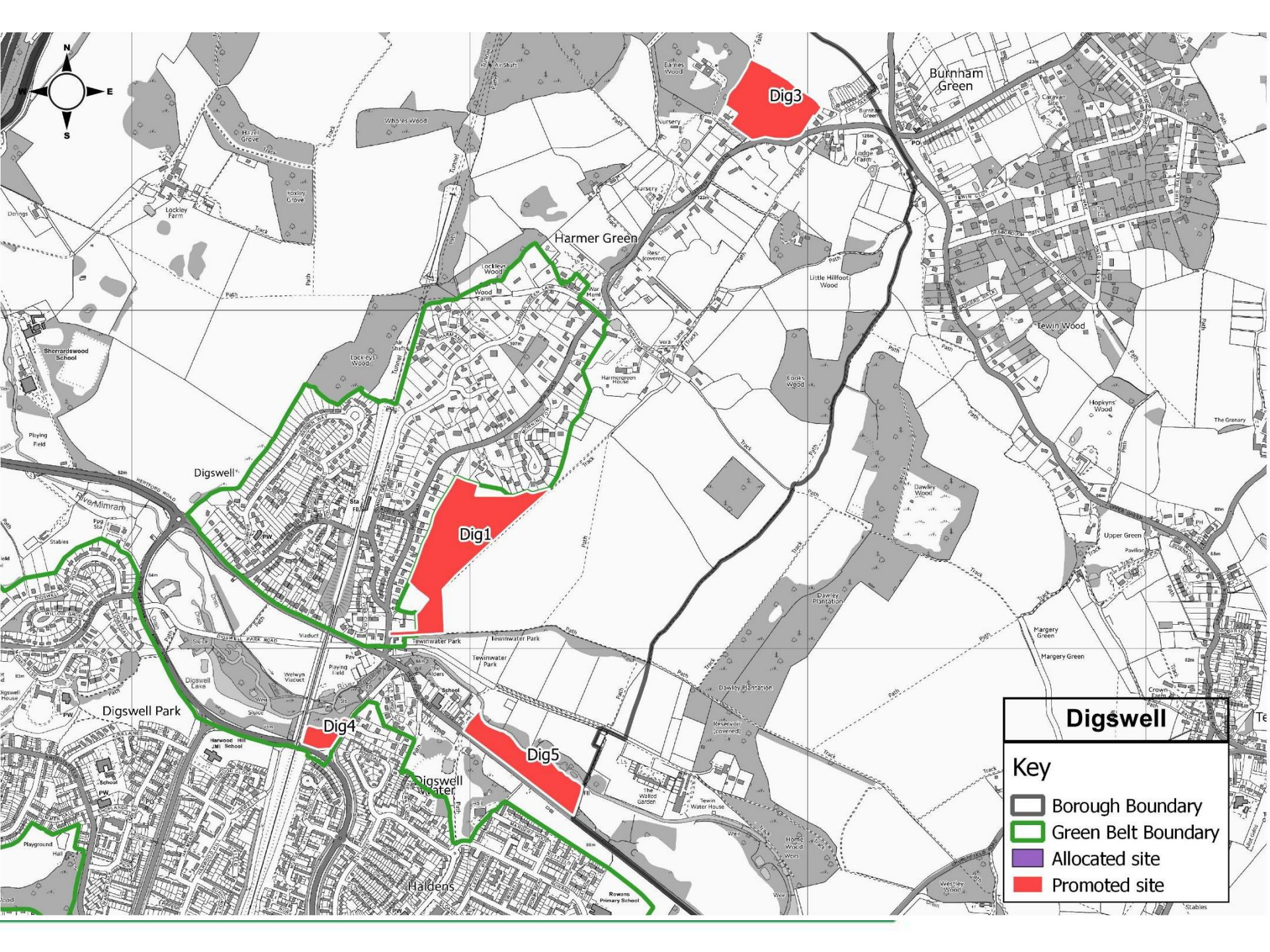
Woolmer Green = 59 new

HS15 = 150 **MODERATE-HIGH**
Entec House = 72 **WON ON APPEAL**

North half of WGr3 = 25 **MODERATE**
WE100 Marshalls = 34 **Employment Land**

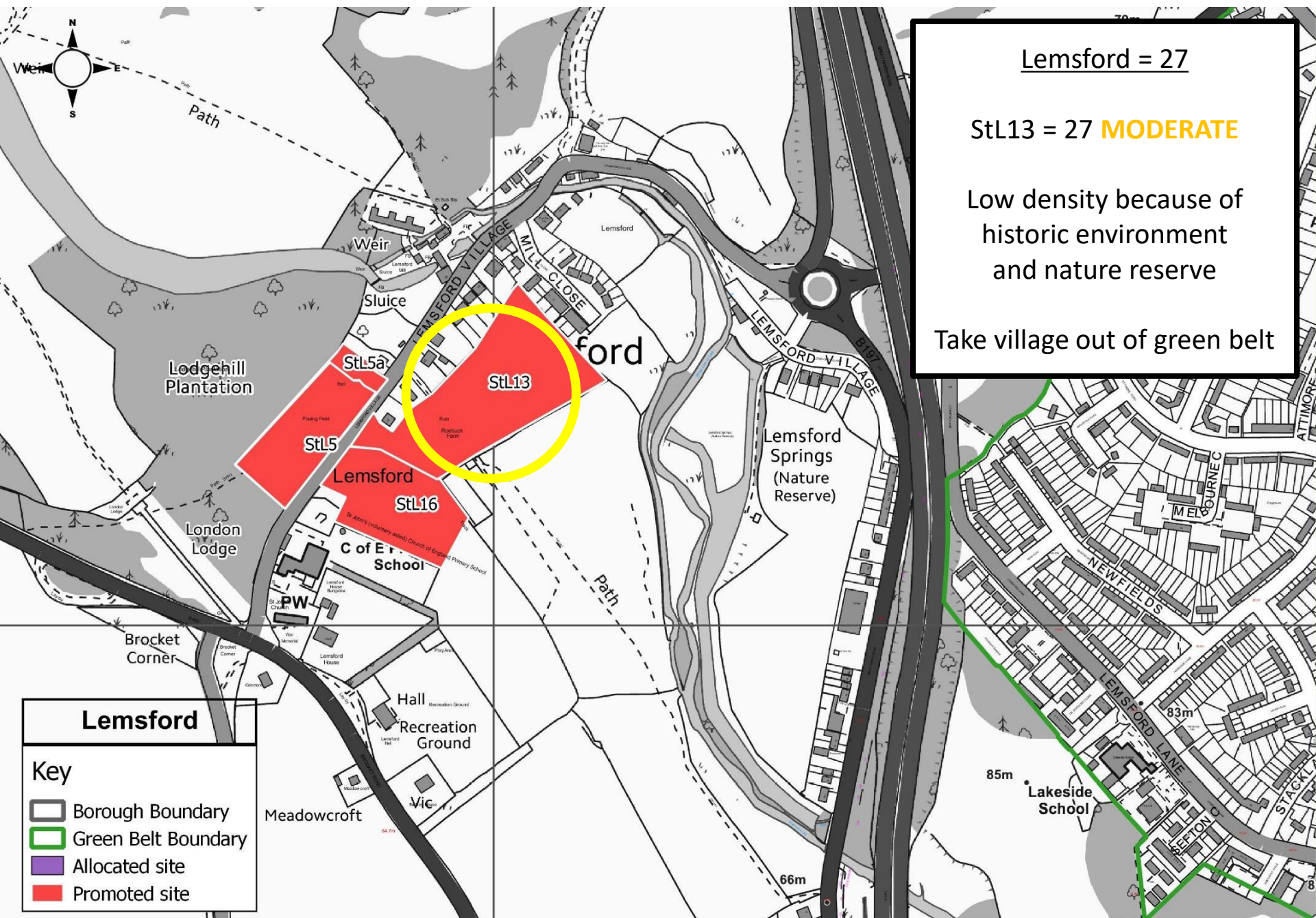






Digswell

- Key**
-  Borough Boundary
 -  Green Belt Boundary
 -  Allocated site
 -  Promoted site



Lemsford = 27





StL13 = 27 **MODERATE**

Low density because of historic environment and nature reserve

Take village out of green belt

Lemsford

Key

-  Borough Boundary
-  Green Belt Boundary
-  Allocated site
-  Promoted site

WGC = 1,041 new

4,376 IN SUBMITTED PLAN
inc HS2 = 300 **MODERATE-HIGH**
inc BGS 1,200 + extra 100
MODERATE-HIGH

WGC4a Panshanger = 75
MODERATE-HIGH

Han40 TC North = 250

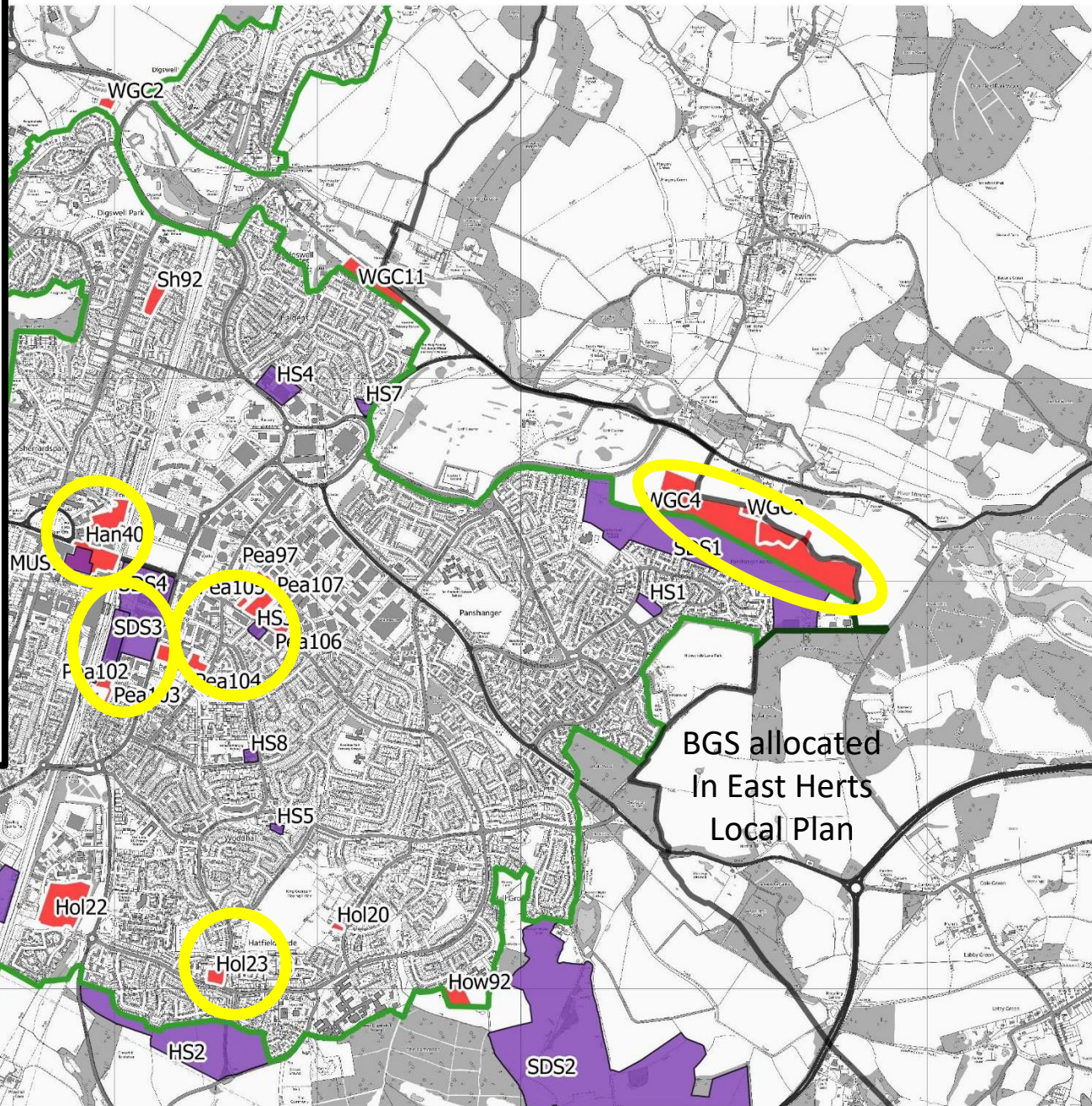
Hol23 N'hood Centre = 16

YMCA = net 15

Employment sites = 685

Small sites = 13

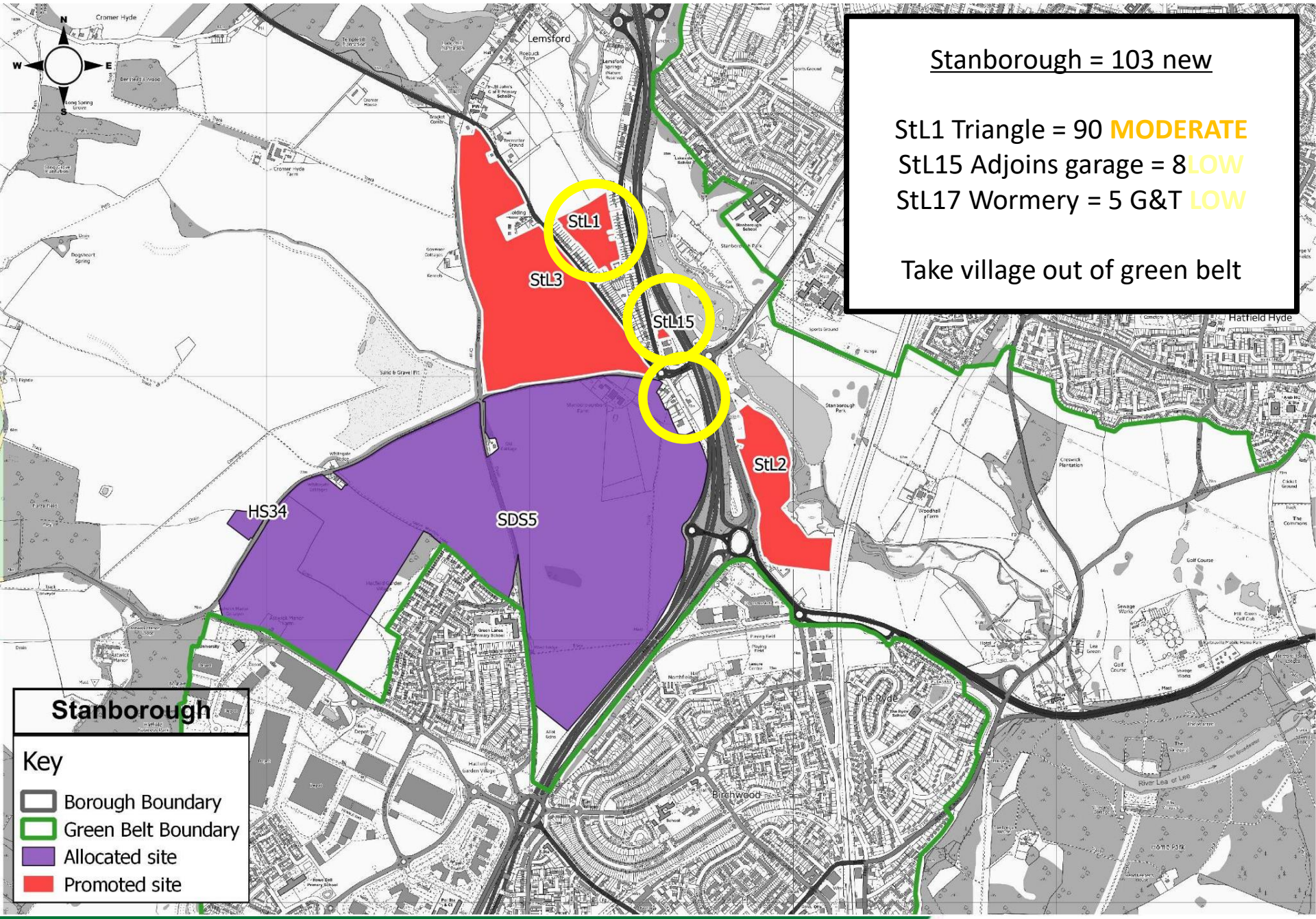
Secondary school in BGS



Welwyn Garden City

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site



Stanborough = 103 new

StL1 Triangle = 90 **MODERATE**





StL15 Adjoins garage = 8 **LOW**

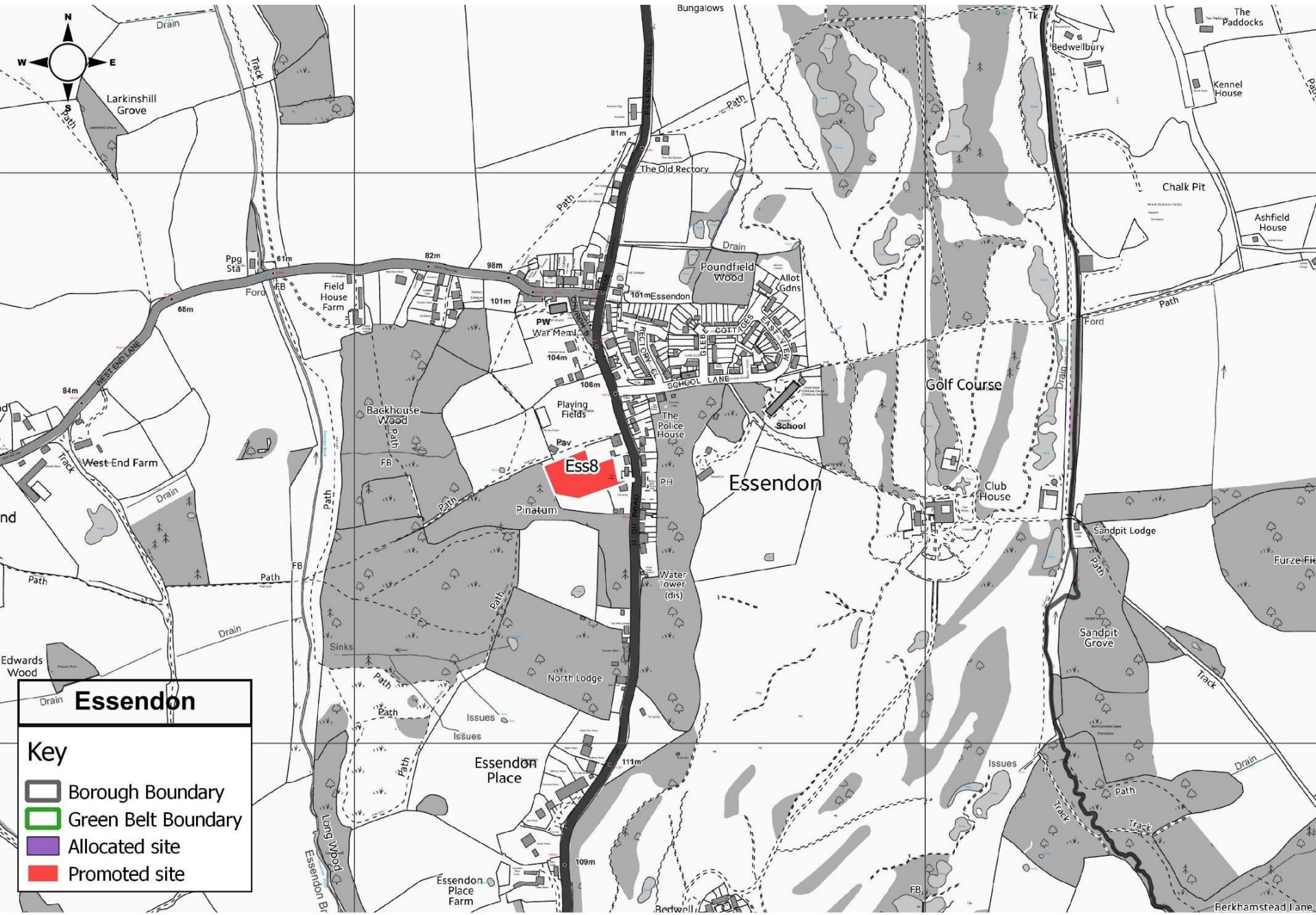
StL17 Wormery = 5 G&T **LOW**

Take village out of green belt

Stanborough

Key

-  Borough Boundary
-  Green Belt Boundary
-  Allocated site
-  Promoted site



Essendon

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site

Essendon

- Key**
- Borough Boundary
 - Green Belt Boundary
 - Allocated site
 - Promoted site

Ess8

Essendon

Essendon Place

Golf Course

Club House

The Police House

Playing Fields

SCHOOL

Water tower (dis)

Pinatum

North Lodge

Essendon Place Farm

Sandpit Lodge

Sandpit Grove

Furze Field

Bedwellbury

Kennel House

Chalk Pit

Ashfield House

Bungalows

The Paddocks

Larkinshill Grove

The Old Rectory

Poundfield Wood

Allot Gdns

Field House Farm

War Meml

Pav

West-End Farm

Backhouse Wood

Edwards Wood

Sinks

Issues

Issues

Berkhamstead Lane

Redwell Lane

Essendon Br

Long Wood

FB

Path

Drain

Track

66m

61m

84m

Track

Drain

82m

98m

101m

104m

106m

81m

109m

111m

109m

109m

109m

109m

109m

109m

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109m

109m

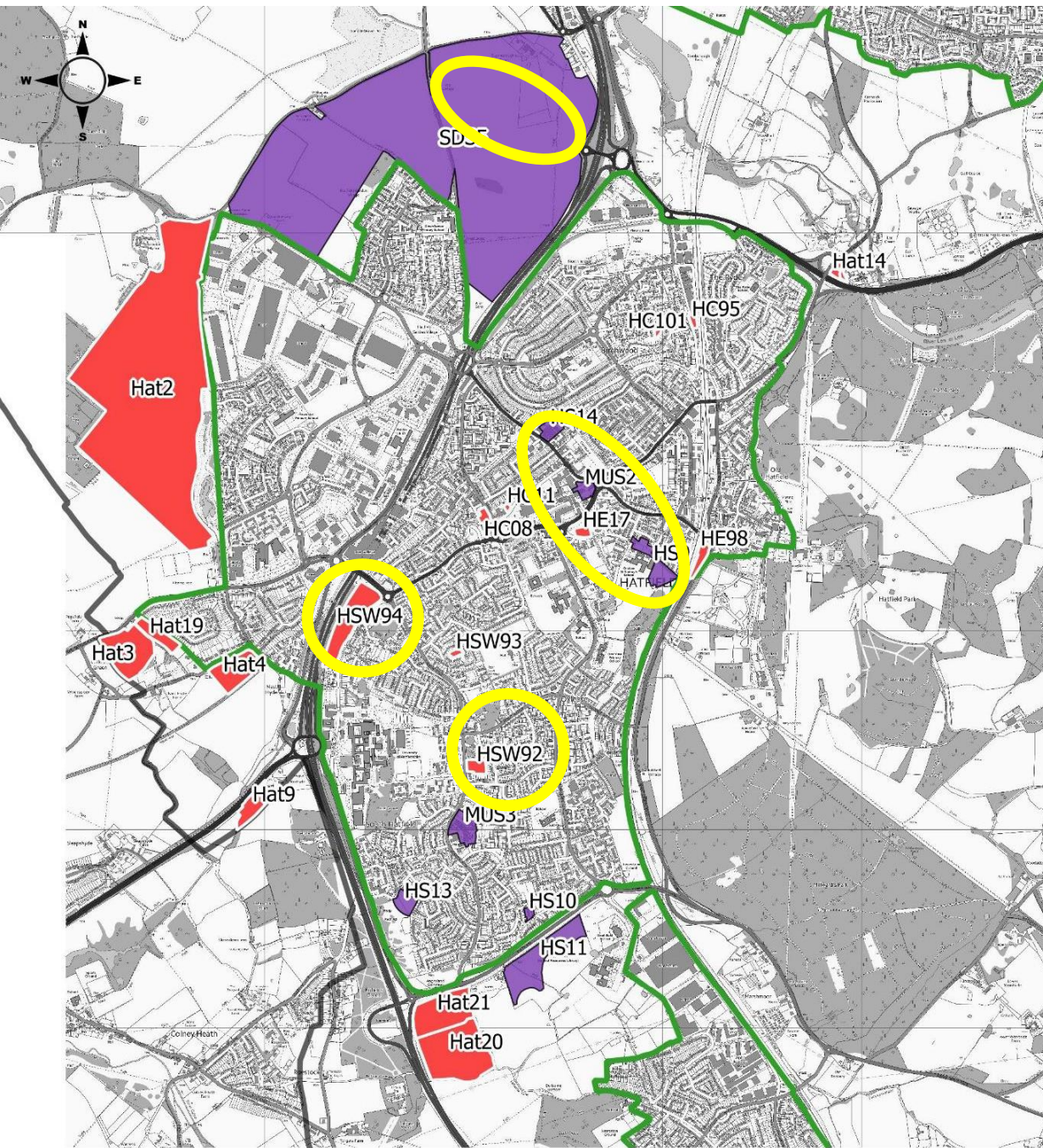
109m

109m

109m

109m

109m



Hatfield = 295 new

2,285 IN SUBMITTED PLAN
 inc HS11 = 120 **MODERATE-HIGH**
 inc HAT1 = 1,650 + extra 100
MODERATE to **HIGH**





Link Drive = 80
 Lemsford Road = 32
 Minster Close = 49
 College Lane = 115
 Meridian House = 11
 Small sites = 4

Note that north part of HAT1/SDS5
 is **HIGH**

Secondary school in HAT1

Hatfield

Key

-  Borough Boundary
-  Green Belt Boundary
-  Allocated site
-  Promoted site

Welham Green = 500 new

SDS7 = 92 MODERATE-LOW
HS35 = 12 MODERATE-LOW
IN SUBMITTED PLAN

WeG12 = 83 MODERATE

WeG10 = 120 MODERATE

WeG1 = 16 LOW

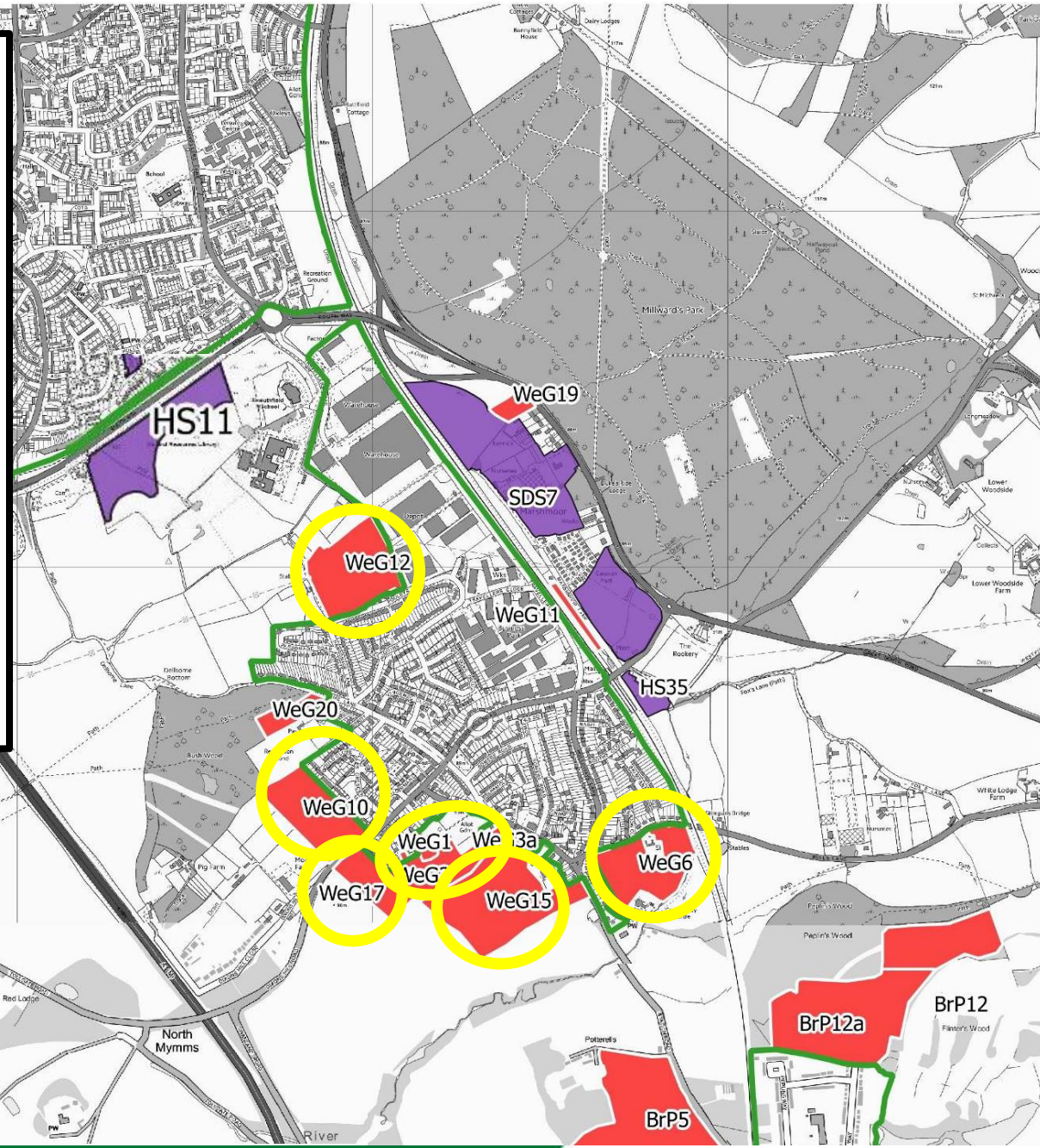
WeG3 + WeG3a = 68 MODERATE

WeG15 = 140 MODERATE-HIGH

WeG6 = 73 MODERATE

WeG17 = primary school HIGH

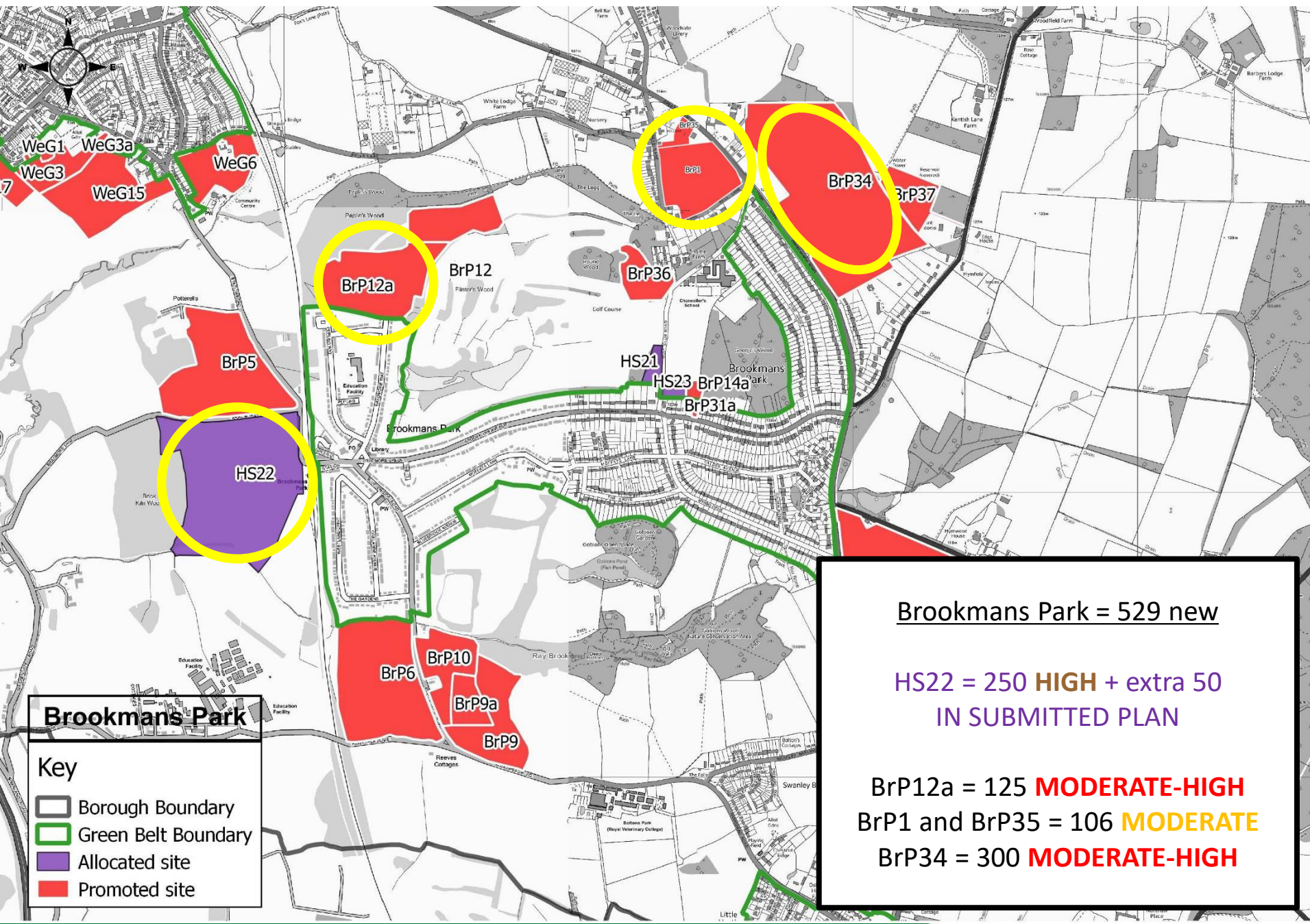
Secondary school at New Barnfield



Welham Green

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site



Brookmans Park

- Key**
- Borough Boundary
 - Green Belt Boundary
 - Allocated site
 - Promoted site

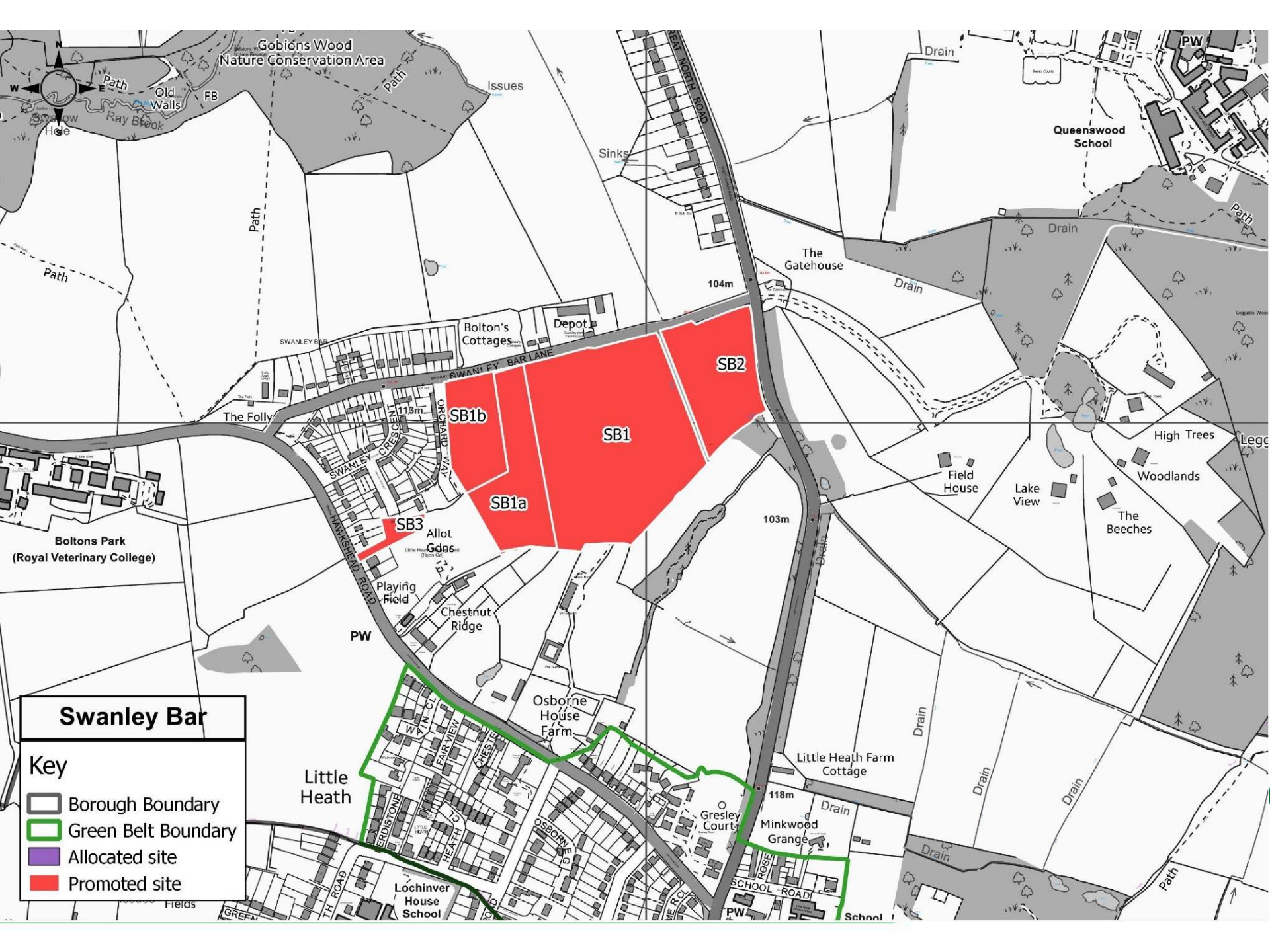
Brookmans Park = 529 new

HS22 = 250 **HIGH** + extra 50
IN SUBMITTED PLAN

BrP12a = 125 **MODERATE-HIGH**

BrP1 and BrP35 = 106 **MODERATE**

BrP34 = 300 **MODERATE-HIGH**



Swanley Bar

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site

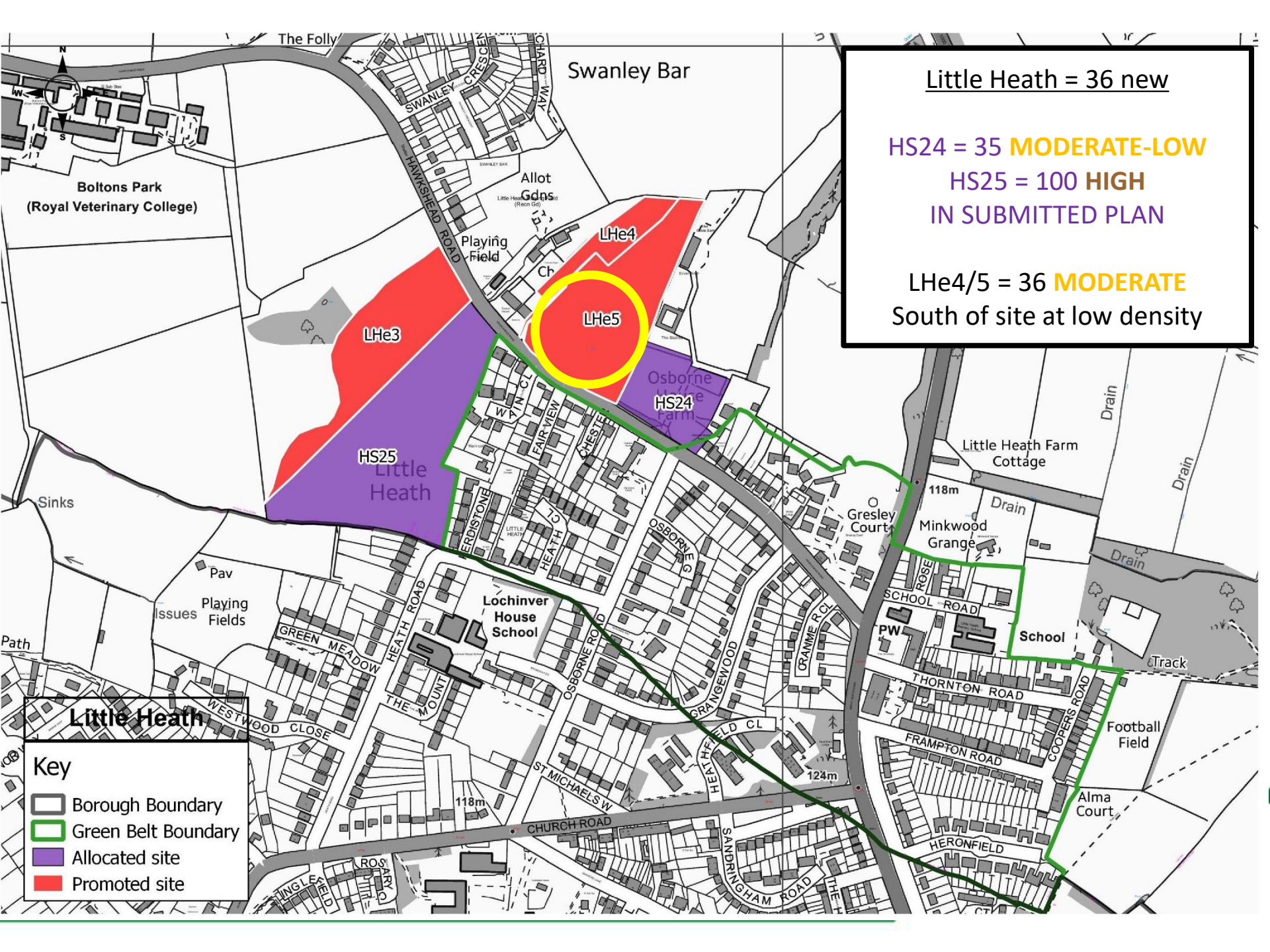
Gobions Wood Nature Conservation Area
 Old Walls
 Ray Brook
 Path
 Issues
 Sinks

Queenswood School
 Drain
 Path

Bolton's Cottages
 Depot
 SWANLEY BAR LANE
 SWANLEY BAR
 The Folly
 SB1b
 SB1
 SB2
 SB1a
 SB3
 Allot Gdns
 Little Heath
 Playing Field
 Chestnut Ridge
 PW

The Gatehouse
 104m
 Drain
 Field House
 Lake View
 High Trees
 Woodlands
 The Beeches
 Legc

Little Heath
 Osborne House Farm
 Little Heath Farm Cottage
 118m
 Drain
 Minkwood Grange
 Gresley Court
 School Road
 Lochinver House School
 OSBORNE
 GREEN



Little Heath = 36 new

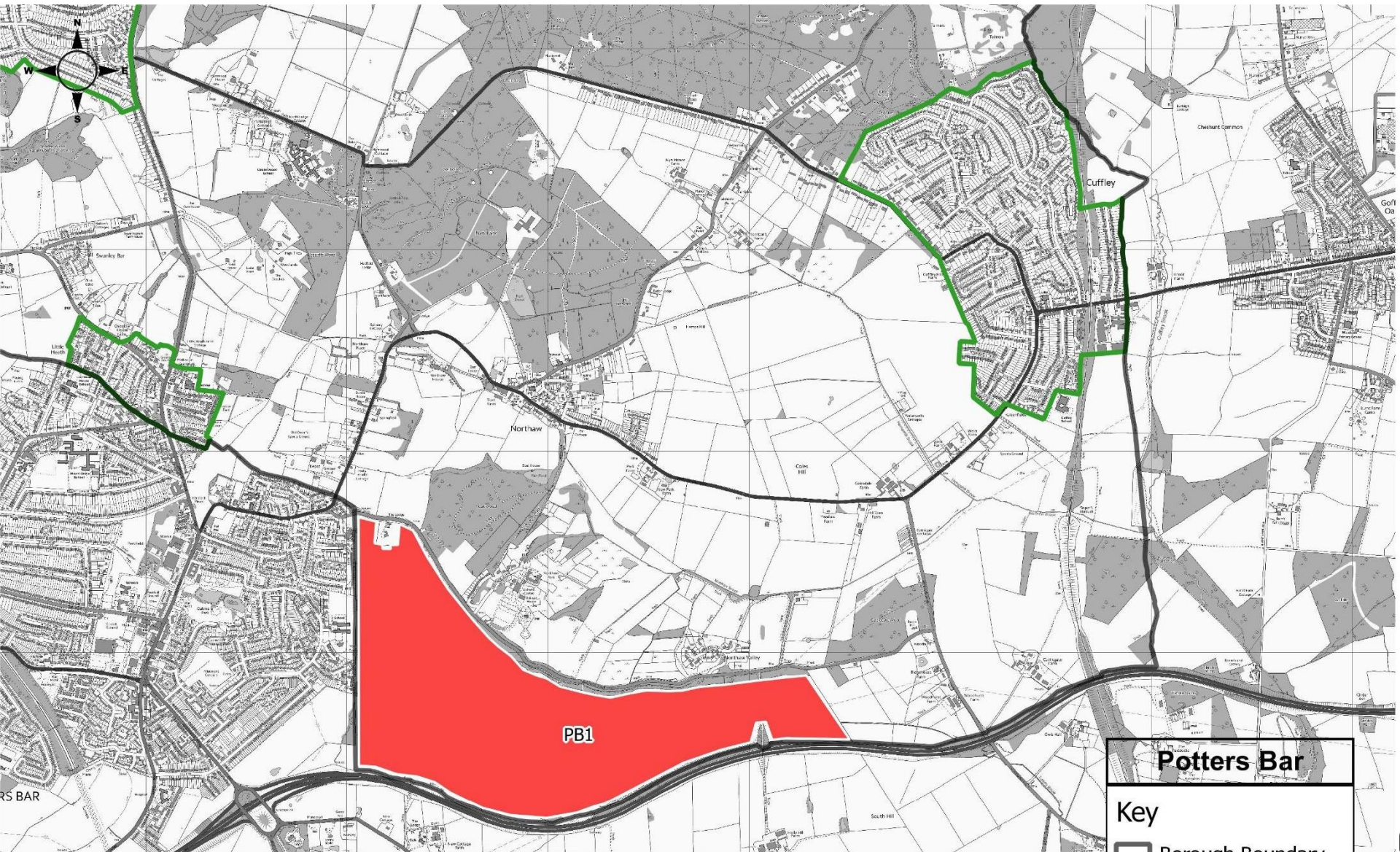
HS24 = 35 MODERATE-LOW
 HS25 = 100 HIGH
 IN SUBMITTED PLAN

LHe4/5 = 36 MODERATE
 South of site at low density

Little Heath





Key

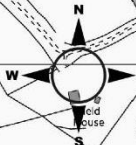
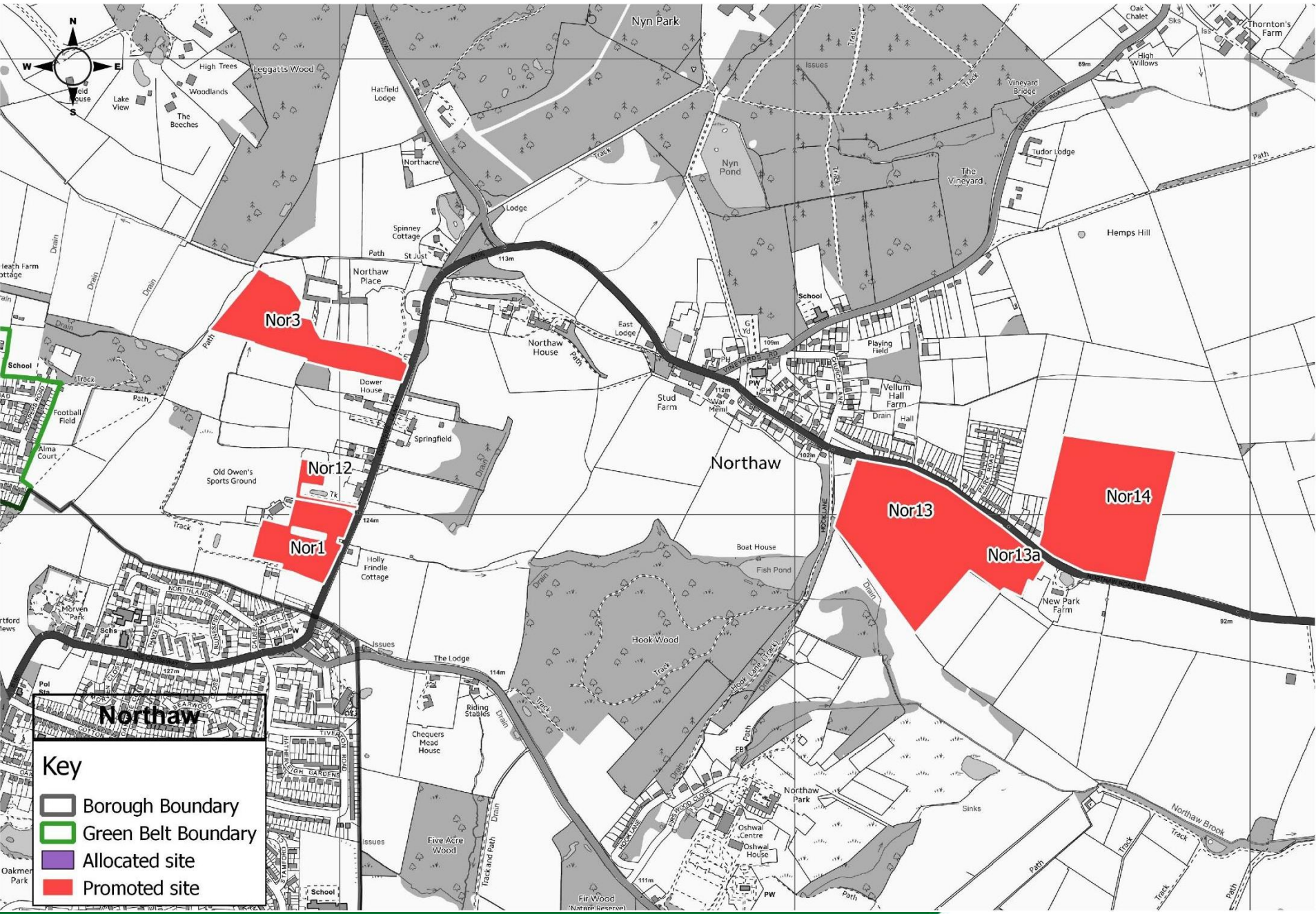
- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site



Potters Bar

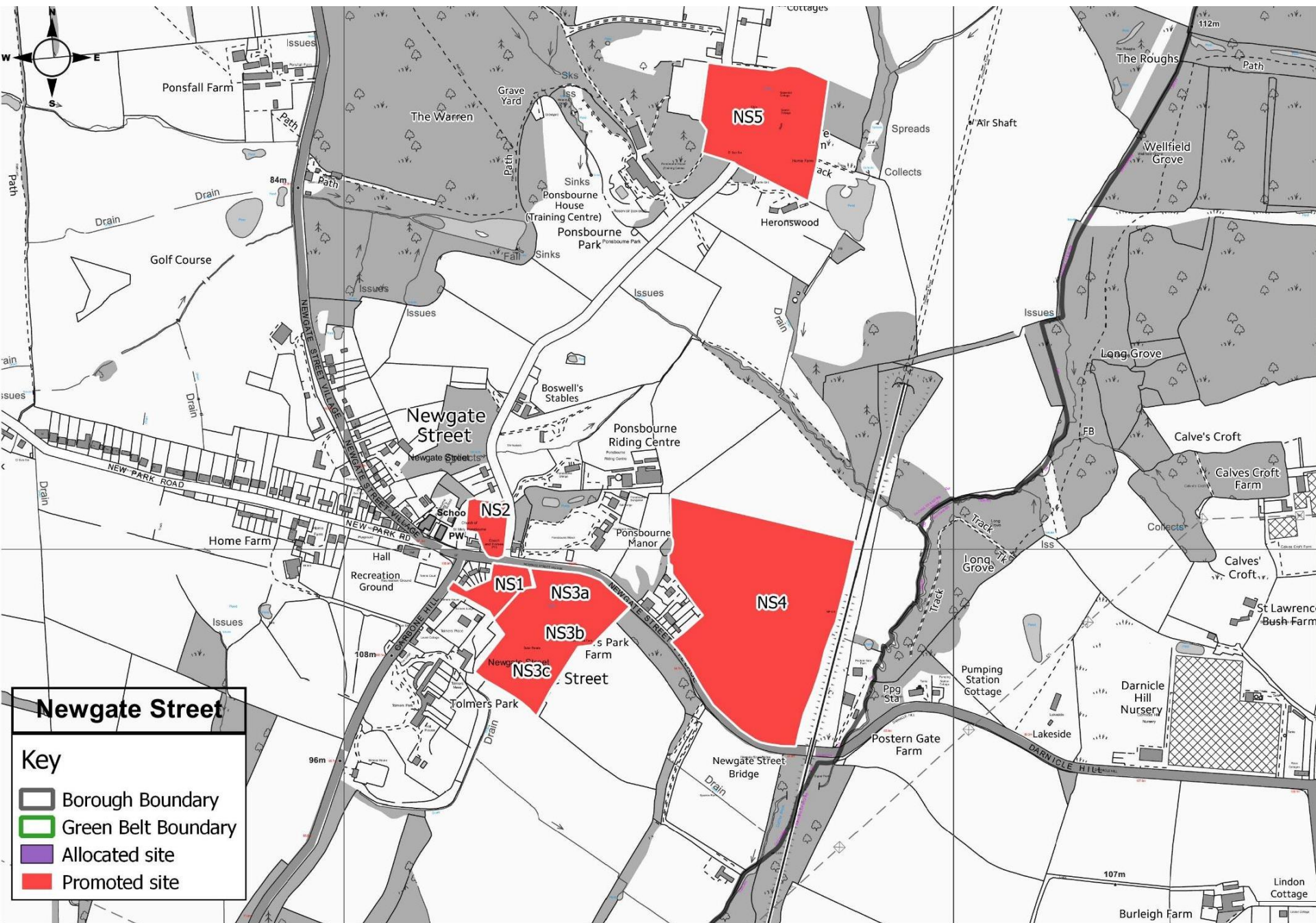
Key

-  Borough Boundary
-  Green Belt Boundary
-  Allocated site
-  Promoted site



Key

-  Borough Boundary
-  Green Belt Boundary
-  Allocated site
-  Promoted site



Newgate Street

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site



Cuffley = 176 new

HS27 = 30 MODERATE
HS28 = 121 MODERATE
HS29 = 73 HIGH
HS30 = 75 HIGH
IN SUBMITTED PLAN

Cuf15 = 176 MODERATE-HIGH

Cuffley

Key

- Borough Boundary
- Green Belt Boundary
- Allocated site
- Promoted site

