

Tom Rea
Planning Department
North Hertfordshire District Council
Gernon Road
Letchworth Garden City
Hertfordshire
SG6 3GF

29th January 2025

Dear Tom

**ANDERSONS HOUSE, FLORENCE STREET, HITCHIN
DISCHARGE OF CONDITION 13: FENCING**

I am instructed by One YMCA to submit the enclosed planning application to discharge Condition 13 of planning permission 24/02173/FP.

Accordingly, please find enclosed the following documents:

1. Discharge of condition application form
2. Proposed Fencing Plan 24159-LSI-AAA-ZZ-D-A-1500-S2-P01

Condition 13

Condition 13 states as follows:

Prior to the commencement of the use hereby permitted details of an enhanced boundary treatment scheme along the southern boundary, to include a minimum fence height of 2 metres, shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved scheme.

The reason for the planning condition is as follows:

In the interests of the amenity of adjacent residents and to comply with Policy D3 of the North Herts Local Plan.

The existing southern boundary of Andersons House comprises a mixture of fencing and vegetation, as shown in the photographs below. The height varies from 1.8m to 2.2m. The fence and landscaping forms the boundary of the rear gardens of numbers 34 to 49 Nightingale Road.



Figure 1: Existing Southern Boundary Fence and Landscaping

The proposal is to erect a new close boarded fence, with a concrete gravel board on the base and concrete posts between panels. The height of the fence would be to 2m in order to comply with the requirements of the condition. It will offer additional privacy and security to neighbouring residents.



Figure 2: Illustration of Proposed Southern Boundary Fence

The proposed fence comprises a robust structure and will be maintained by One YMCA. Panels will be removable to facilitate this. It will be erected independently of the existing fencing and landscaping on the southern boundary and would not impact on neighbouring residential gardens.

I trust the above is acceptable, but should you have any queries, please let me know.

Yours sincerely

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