

Our References: 5/2021/2942, 5/2023/0215 &
5/2023/1745
Please ask for: Andrew Wright
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Date: 7 April 2026

M Middleton BA(Econ), DipTP, MRTPI

(By Email)

Dear Sir,

Appeal Reference: APP/M1900/W/24/3346607

Location: Land at the former Hatfield Aerodrome, Hatfield Road, Smallford, Hertfordshire, AL4 0HP

Proposal: Proposed application for the establishment of a new quarry on land at the former Hatfield Aerodrome, including new access onto the A1057, aggregate processing plant and other ancillary facilities, together with the importation of inert fill material to restore the mineral workings (HCC Reference: PL/0232/21)

St Albans City and District Council Statement of Evidence – March 2026

Introduction

Ellenbrook Fields (also referred to as 'Ellenbrook Park' or 'EP') is a well-loved and important open space for residents of St Albans District and Welwyn Hatfield Borough and beyond.

This Council has made three representations in objection to the Application. These objections were dated 26 November 2021, 28 March 2023 and 11 October 2023; and were enclosed with our 'Ellenbrook Appeal - SADC Letter to Inspector August 2024' dated 23 August 2024.

Scope of the re-opened Inquiry

This Council understands that the scope of the re-opened Inquiry is limited to the following Main Issues, as identified in the Inspector's Updated Post conference note sent 06.01.26:

- *"Whether the identified concerns relating to cross-park public access and integration with the unaffected eastern part of EP, are satisfactorily improved through the revised public access strategy and phasing drawings.*

- *The extent (if any) to which this would need to involve changes to the existing conditions and the introduction of new conditions.*
- *The extent (if any) to which this would need to involve changes to the deed of variation, with particular reference to the potential for changes to phasing or redesign, or any other provisions”.*

Representations to the re-opened Inquiry

This Council has no additional objections relating to cross-park public access and integration with the unaffected eastern part of EP, having reviewed the revised public access strategy (PAS) and phasing drawings which were consulted on in February – March 2026. However, the Council is aware of detailed points of concern that have been raised by the local community including the Colney Heath Group, and considers it would be beneficial if the detailed points were addressed by the applicants.

Matters relating to the extent (if any) to which the new information would need to involve changes to the existing conditions and the introduction of new conditions are primarily a matter for the decision-maker and Hertfordshire County Council as the Minerals Planning Authority, and this Council does not intend to comment on this matter.

In relation to whether the updated proposals would need to involve changes to the Deed of Variation (DoV) that was agreed in December 2024 and which varied the original s106 dated 2000; this Council has reviewed the additional information and is of the view that the existing wording in the DoV is sufficient to accommodate the changes in the updated PAS drawings.

St Albans City & District Council Local Plan Update

In response to the request from PINS received 16 March 2026 to outline “any changes to policy or other considerations that in your opinion have a bearing on the outcome of this appeal”, the Council has the following comments:

This Council’s Draft Local Plan was submitted in November 2024. There were Examination Hearings in Spring and in Autumn 2025, there is expected to be a Main Modifications consultation on the Plan in Spring 2026, and adoption is anticipated in Summer 2026. The Draft Local Plan includes references to Ellenbrook Fields country park.

However, noting that the Deed of Variation secures the delivery / future of the country park whether there is minerals working or not; and noting that Hertfordshire County Council are the Minerals Planning Authority; this Council does not consider that this



would have a bearing on the outcome of this appeal and does not intend to comment further on the matter.

Yours sincerely,

St Albans City and District Council Spatial Planning Team