



## Consultation Comment Form

### Draft Hemel Garden Communities

### Framework and Transformation Draft Supplementary Planning Document (SPD)

**Please return to Dacorum Borough Council by midnight on 19th March 2026.  
Comments received after this time will not be considered.**

**By online consultation portal:** If you have internet access, it is recommended that you make your representations online at:

[letstalk.dacorum.gov.uk/hub-page/planning](http://letstalk.dacorum.gov.uk/hub-page/planning)

**Alternatively, you can respond by:**

**Email:** [strategic.planning@dacorum.gov.uk](mailto:strategic.planning@dacorum.gov.uk)

**Post:** Hemel Garden Communities (Strategic Planning), The Forum, Marlowes, Hemel Hempstead, Hertfordshire, HP1 1DN

### Personal Details

(\*Denotes mandatory fields)

| Details  | Individual's personal details | Agent's details (if applicable) |
|--|-------------------------------|---------------------------------|
| <b>Title</b>   |                               |                                 |
| <b>Name*</b>   |                               |                                 |
| <b>Organisation</b>  |                               |                                 |
| <b>Address*</b>  |                               |                                 |
| <b>Postcode</b>  |                               |                                 |
| <b>Telephone number</b>  |                               |                                 |
| <b>Email</b><br>(Email is the Council's preferred method of contact) |                               |                                 |

**Please note:** Your comments will be available for public reporting with your full name and therefore cannot be treated as confidential. Your name and address must be completed for your comment(s) to be considered; however, your address (and any other personal details) will not be made publicly viewable. For more information on how we use your data – please see our privacy notice on our website. Or click [here](#).

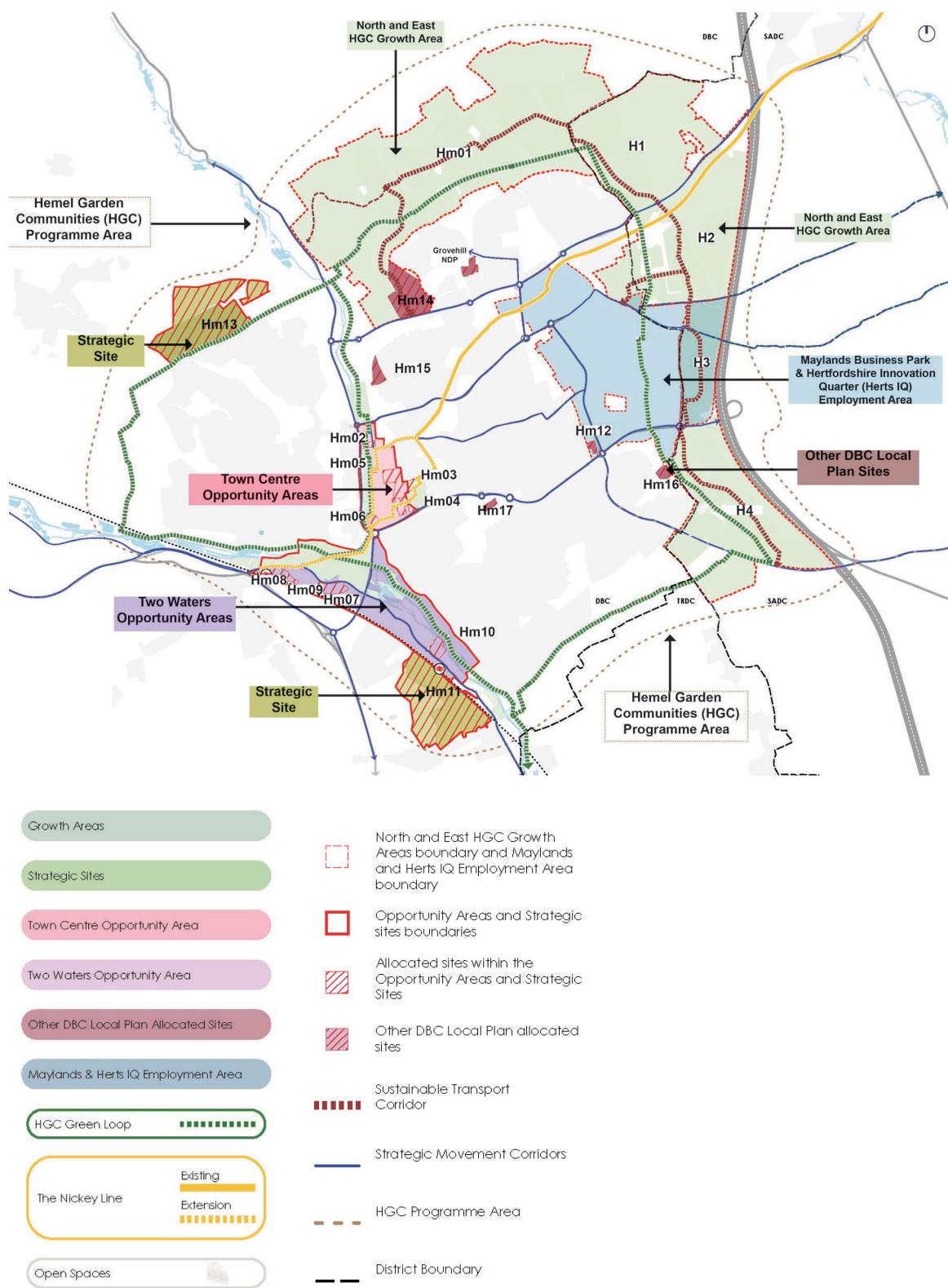
**Please indicate if you wish to be notified of future Planning Policy Document consultations.**

- YES, I would like to receive future notifications**
- NO please do not send future notifications**

**Signed:**

**Date:**

**In the context of this SPD, Growth Areas refers to the areas north and east of Hemel Hempstead, as shown on the map below.**



**Question 1.**

**A1 Introduction**

**Do you agree with the Framework and Transformation Objectives set out in section 1.4?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

**Comments**

Please continue on another sheet of paper if required.

**Question 2.**

**A2 Delivery and Implementation Strategy**

**Do you support the content in A2 Delivery and Implementation, which covers the Programme Area Delivery Strategy and Area Specific Delivery Strategy?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 3.**

**A2 Delivery and Implementation Strategy**

**Do you have any comments on the Delivery & Implementation Requirements for the different areas, from section 2.6 to section 3.8?**

YES /  NO

**If YES, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 4.**

**A3 Delivering Transformation**

**Do you support the approach set out in section 1, which covers the Framework & Transformation Objectives, Delivery of Stewardship, Developer Requirements and Authority Requirements for Delivering Transformation?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

## Question 5.

## A3 Delivering Transformation

## **Do you support the guidance for The Green Loop, set out in section 3?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

## Your comments

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

## Comments

Please continue on another sheet of paper if required.

**Question 6.**

**A3 Delivering Transformation**

**Do you support the guidance for The Nickey Line, set out in section 4?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 7.**

**Part B Strategic Design Code Instructions**

**Do you have any comments on the Strategic Design Code Instructions?**

YES /  NO

**If YES, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 8.**

**Part B Strategic Design Code, Book 1 Growth Areas**

**Do you support the guidance for the Growth Areas?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 9.**

**B Strategic Design Code, Book 2 Strategic Sites**

**Do you support the guidance for Strategic Sites?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 10.**

**B Strategic Design Code, Book 3 Town Centre Opportunity Area**  
**Do you support the guidance for the Town Centre Opportunity Areas?**

YES /  NO /  IN PART /  NO OPINION

If NO or IN PART, please provide further comments below.

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments |
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Please continue on another sheet of paper if required.

**Question 11.**

**B Strategic Design Code, Book 4 Two Waters Opportunity Area**

**Do you support the guidance for Two Waters Opportunity Areas?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

**Comments**

Please continue on another sheet of paper if required.

**Question 12.**

**B Strategic Design Code, Book 5 Other Programme Area Sites**

**Do you support the guidance for Other Programme Area Sites?**

YES /  NO /  IN PART /  NO OPINION

**If NO or IN PART, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

**Comments**

Please continue on another sheet of paper if required.

**Question 13.**

**Appendix 2 Applicant Checklist**

**Do you have any comments on the Applicant Checklist?**

YES /  NO

**If YES, please provide further comments below.**

**Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

**Comments**

Please continue on another sheet of paper if required

**Question 14.****Do you have any other comments that you would like to add?** YES /  NO**If YES, please add your comments below.****Your comments**

If you are commenting on a specific part of the document, please reference the paragraph/figure number in your response.

| Comments                       |
|--------------------------------|
| <b>SPD paragraph / figure:</b> |

Please continue on another sheet of paper if required.