

## Comment on a planning application

### Application Details

**Application:** 19/0646/FUL

**Address:** GreggsGould RoadTwickenhamTW2 6RT

**Proposal:** Demolition of existing buildings (with retention of single dwelling) and redevelopment of the site to provide up to 116 residential units and 175sq.m commercial floorspace; landscaped areas; with associated parking and highways works and other works associated with the development.

### Comments Made By

**Name:** Ms Janet Holt

**Address:** 40 Andover Road Twickenham TW2 6PD

### Comments

**Type of comment:** Object to the proposal

**Comment:** I would like to object to the development on the following grounds:

Layout and density of building

The layout and density of building is not appropriate for the location of the development. The density of building is far higher than the surrounding area. This will also have an impact on the local area services.

Adequacy of parking, loading and turning

There is inadequate parking provision and the surrounding WT parking area only covers 8.30am to 6.30pm Mon-Sat, it is likely some of the units will have more than one car hence will park in the surrounding streets. There is also no visitor parking on site so this is also likely to affect the surrounding WT parking area.

Traffic generation, highway safety and road access

A large amount of additional traffic will be generated in an area which is already awkward to navigate due to the road layout, lack of passing places and narrow roads.

Planning policy re play space

The development fails to provide sufficient an appropriately located publicly accessible play space. Local planning policy would suggest that the play provision for the site should be 1081sqm for the number of children generated by the site (10sqm per child) but only 410sqm has been provided 250sqm of this is located on semi-private roof terraces.

Failure to open up the River Crane corridor

The development fails to open up the River Crane corridor and does not include bridge links to the footpath through the River Crane Valley. The 1.5m boardwalk is only accessible by crossing the shared surface road.

Failure to match and sit appropriately within the local context

Part of the development is 5 storeys high which is out of keeping as the surrounding area is currently mainly two storey terraced houses. The 5 storey block will dwarf the surrounding houses and does not sit appropriately within the local context.