

## 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:** Mr Steven Fairbairn

**Address:** 22 Crane Road Twickenham TW2 6RY

### Comments

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

**Comment:** While the overall development of the existing Gregg's site is broadly welcomed the existing plans raise some specific concerns:

The proposed design and roof height of the buildings to the rear of Crane Road suggest that they are out of scale with the height of the established houses; with the third floor window level of the proposed new houses level with ridge line of the Crane Road houses. Combined with the close proximity of the planned houses to the rear perimeter of Crane Road properties, the new houses will overlook and encroach on the privacy of the Crane Road occupants.

There is no provision or specific commitment to ensure the retention of existing and suitable boundary fences between the new development and the Crane Road properties. It is important there is a firm written guarantee that boundary fences will only be amended and developed after full consultation and consent with the Crane Road residents affected.

The proposed allocation of a single parking space for each property in the new development does not fully take into account the existing demand for parking in the area, with no provision for multiple car households or visitor parking. While it has been indicated that occupants of the new development properties will not be eligible for CPZ permits, the almost certain increase in demand outside the existing CPZ operating hours i.e. evenings and Sundays will cause further pressure on parking in the surrounding roads for existing residents. Therefore, the operating hours for the CPZ must be extended to evenings and Sundays for existing residents to ensure there is no additional negative impact on parking in the surrounding roads, prior to the new development commencing.