

Thatcher, Lucy

From: Hilary Wright - [REDACTED]
Sent: 14 July 2019 15:27
To: StagBreweryRedevelopment
Cc: [REDACTED]
Subject: Application A- ref.18/0547/FUL, Application B- ref.18/0548/FUL, Application C- ref.0549/FUL

Objection to the above applications.

The planned layout and density of the redevelopment of the site far exceeds the G.L.As existing guidelines on density. The blocks are high- few buildings in Mortlake exceed 4 storeys but these residential blocks are all proposed to exceed that height. They are close together impacting privacy and light and are completely out of character with the local area - looks more like version of the hideous Battersea high rises in Mortlake, currently a cohesive and family orientated place.

It is almost impossible to understand how bringing a lot more residents plus school children and support workers into the area, in such huge and out of scale numbers, is sustainable. The area is already completely congested, exacerbated for at least the next few years by the closure of Hammersmith Bridge. The area is currently becoming increasingly dangerous with cars using side roads as 'rat runs' as they try to avoid the solid lines of traffic using the main roads. This impacts cyclists who increasingly move onto the pavements (along with scooter and e-scooter users), putting the pedestrians trying to use the pavements and trying to cross main and side roads into increasingly precarious situations with increased risk of injury.

Public transport is already inadequate for the area- not enough buses and Mortlake Station at capacity at many times. This will encourage yet more cars and car users.

The number of level crossings in the area also have a major impact on traffic, and can be seen to exacerbate reckless behaviour from road users who are all rushing to get across before the barrier goes down- again. Although there is a pedestrian footbridge at Mortlake Station it's small and under capacity.

The traffic congestion makes air pollution almost visible. This proposal will only make it worse. Chalkers Corner is in excess of air safety pollution limits and its hard to see how cutting down mature trees there to widen the road will help that, it just means more queuing traffic.

The loss of the amenity space of the Brewery playing fields will surely have an impact on the community of Mortlake- it's visibly used by lots of groups for outdoor activities.

It also comprises about half of the Green space existing in Mortlake. The proposals relating to this and the loss of trees, some of which are home to bats and the insects etc. on which they feed, just leads to degradation of the environment and lack of nature conservation.

The proposal to include affordable housing towards the end of the project serves to remind us that in other scenes in London the affordable housing ends up being reduced or removed as the scheme progresses. Any permission granted, to include affordable housing, must be adhered to by Developers and enforced.

Finally, any development of this site must find a way to use the River as a means of transporting materials to and from the site- local road conditions cannot take even more heavy traffic.

We understand that the site must be redeveloped, but this is massive overdevelopment in an area with already inadequate infrastructure which is struggling to cope as it is. Developers keep pushing more into the area but without adequate support for the community.

Yours sincerely,

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