

## Comment on a planning application

### Application Details

**Application:** 22/0902/FUL

**Address:** The Stag Brewery Lower Richmond Road Mortlake London SW14 7ET

**Proposal:** Erection of a three-storey building to provide a new secondary school with sixth form; sports pitch with floodlighting, external MUGA and play space; and associated external works including landscaping, car and cycle parking, new access routes and other associated works

### Comments Made By

**Name:** Mr. Peter Wilkinson

**Address:** 1 Vernon Road East Sheen London SW14 8NH

### Comments

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

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3 Planning for pandemics

Objection on grounds of Local, strategic, regional and national planning policies

The plans by the developers for the site are essentially unchanged in fundamentals since they were first submitted for planning permission. They do not appear to incorporate the lessons from the Covid-19 pandemic.

“The loss of lives and the economic downturn caused by the Covid-19 pandemic should be turned into an opportunity to radically rethink how we live and plan our cities and communities.”

Urban Planning after Covid-19: supporting a global sustainable recovery, 2021  
Royal Town Planning Institute, 2021

“My draft London Plan already provides a robust and flexible framework that can work effectively in many different circumstances and help London adapt to the challenges and potential changes we face . . . For example the delivery of good quality homes, ensuring minimum space standards, the promotion of town centre strategies and the use of design codes as well as supporting a green recovery through encouraging more walking and cycling, the protection and enhancement of green open space and responding to the climate emergency.”

Mayor of London, 24 September 2020

London Plan and Covid-19 | Mayor's Question Time, [www.london.gov.uk/questions/2020/3242](http://www.london.gov.uk/questions/2020/3242)

There needs to be planning for:

- Provision of enhanced open spaces for public when locked-down
- new and extended bicycle lanes
- space in planning positions of buildings, commercial and residential
- space for using railway level crossings
- space on footpaths e.g. the pavements in the Lower Richmond Road - currently the paths for school children to the school, are only 2m wide
- health service units: currently no provision in the development plan
- the Sheen Lane level crossing: social distancing could not be maintained easily when going across the crossing or using

the station stairs.

- a school transport plan
- revised business cases for the hotel and the cinema
- revised business case for offices and retail space – the GLA increased the floor office space to 7,523m<sup>2</sup> compared with a minimum of 4,424m<sup>2</sup> proposed under the original plan. This may no longer be a viable plan.
- the density and design of the housing units has not appear to have been assessed from the Covid-19 perspective.