

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: Ms. Gemma Curtin

Address: 29 Victoria Road Mortlake London SW14 8EX

Comments

Type of comment: Object to the proposal

Comment: Density and Scale

The general opinion is that this scheme is still too large and dense in relation to its context and will overwhelm the character and population of Mortlake.

Height and Riverside

Although the scheme has lowered height in some places to respect existing heritage buildings and the conservation area, several blocks still exceed the 7-storey upper limit for buildings on this site and are particularly over-dominant on the towpath and riverside.

Traffic

With Hammersmith Bridge still closed to traffic and no foreseeable likelihood of re-opening for many years the traffic around Mortlake, Barnes and Sheen will become even more unbearable. The traffic mitigation is limited to just a new left-hand lane at the Lower Richmond Road/Chalker's Corner junction, and funds to support improved bus services, as yet to be identified by TfL. Traffic gridlock is inevitable as are risks to personal safety and further decline in air quality.

School

The proposed large secondary school is simply not required, and future school place needs could be satisfied at existing local secondary schools in line with our 'Community Plan'. The Council leadership continues to ignore our alternative Plan, despite it representing a more sustainable solution.

The siting of the school requires the loss of the existing protected sports fields. This precious green space is simply not re-provided over the rest of the site as demanded by planning policy. The school site is also woefully undersized for 1150 pupils with simply too little outdoor space, significantly below Department for Education Guidelines for new sites.

Affordable Housing

Finally despite increasing the number of residential units by some 21%, from the 893, which Richmond resolved to approve at planning committee back in early 2020 - the new design creates 1085 units, yet there is negligible increase in the provision of badly needed affordable homes. This is simply unacceptable.