

Comment on a planning application

Application Details

Application: 22/2204/FUL

Address: St Clare Business Park And7 - 11 Windmill RoadHampton Hill

Proposal: Demolition of existing buildings and erection of 1no. mixed use building between three and five storeys plus basement in height, comprising 98no. residential flats (Class C3) and 1,172sq.m of commercial floorspace (Class E); 1no. three storey building comprising 893sq.m of commercial floorspace (Class E); 14no. residential houses (Class C3); and, associated access, external landscaping and car parking.

Comments Made By

Name: Mrs. Denise Donald

Address: 24 Holly Road Hampton Hill TW12 1QH

Comments

Type of comment: Object to the proposal

Comment: As a resident located by the Holly Road entrance to St Clare Business Park, I absolutely welcome its regeneration and redevelopment. However, I have strong objections with regard to the proposed redevelopment as it currently stands under REVISED application number 22/2204/FUL. It falls short of what is required for a policy compliant redevelopment scheme.

It is really disappointing to see that NHG continue to ignore the huge local concern for the proposed sheer density and HEIGHT of this redevelopment.

Planning policy LP1: The current application takes no regard of the local village character of Hampton Hill comprising a predominance of 2-2½ storey Victorian and Edwardian cottages with narrow streets. This character is verified in The Design and Access Statement, the Hampton Hill Village Planning Guidance, and the Hampton Hill Conservation Area Appraisal and Management Plan consultation document. In addition, Hampton Hill has village status in the Local Plan! The proposal is to place a 5 STOREY block of flats right in the heart of this area with no reference to the context outlined above. Developing 5 storeys will lead to an overbearing impact and loss of light and privacy. This effect is exacerbated by the number of balconies at high level.

Planning policy LP2: Taller buildings are defined as “those being significantly taller than the neighbouring buildings but less than 18 metres in height”. The proposed scheme height is over double the height of neighbouring buildings. Policy LP2 states that the centres of Richmond and Twickenham are areas where taller buildings may be appropriate. Therefore, how can taller buildings be in keeping with the local character of Hampton Hill's village! NHG have created a development which creates an unacceptable sense of enclosure and visually overbearing impact when seen from neighbouring gardens and homes.

In addition to the above, the rear of Holly Road houses from numbers 24 onwards, would all be overlooked with 20+ windows from the proposed 3 storey houses, where at present there are NO windows overlooking these properties. The redevelopment proposal as it stands is simply too large scale and high density and therefore I strongly object.