

## Comment on a planning application

### Application Details

**Application:** 23/3208/FUL

**Address:** St Catherines School Cross Deep Twickenham TW1 4QJ

**Proposal:** The proposed development is a new Music and Art Building, to improve the facilities at St Catherine's School. The existing single storey music building and 20th century extension to the Lodge are to be demolished, to make space for the new two storey building. The external areas will be improved, with new paving, planting and trees.

### Comments Made By

**Name:** Mr. Graham Strudwick

**Address:** 11 Cross Deep Gardens Twickenham TW1 4QZ

### Comments

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

**Comment:** My reasons for objecting to this proposal are all related to the Construction Management Plan as well as omissions from it.

There is no reference to a condition survey of Grotto Road before the commencement of works. The section of the road adjacent to the gate in the fence is in poor condition with a steep camber and broken surface. This is how it has been since the last project at the school and has not been repaired.

There are several sections of the CMP which I make comment on

3.7 the time to enter and exit the site is given as 30 seconds. This is clearly inadequate given the tight turns for the larger lorries and is likely to be much longer. As a neighbour with garage and wall on the north side of Grotto Road I expect this process to be carefully managed to avoid damage to our properties.

3.10 The site hours are given as 800 - 1800hrs in July and August. This will be very disruptive to neighbours with gardens backing onto Grotto Road. The noise, dust and vibration will make it very difficult for us to enjoy the use of our gardens during these summer months.

3.11 The Contractor shall also inform Residents with properties on Grotto Road of any and all vehicle movements out of hours.

3.12 and 3.15 Again the contractor should inform residents with properties on Grotto Road

The Programme is left to the contractor to finalise. The local residents will need to have site of this and be kept advised of any and all changes

The CMP indicates 3 vehicle movements a day at the peak. This is highly unlikely and will probably be a much higher number. These details need to be shared with local residents to keep them aware of the activities.

The swept paths of large vehicles entering and leaving the site show vehicles very close to the garages and walls of our properties backing onto Grotto Road. This is most concerning for us and we will require a condition survey and photographs of these structures before the contractor starts so that there is no dispute about damage and responsibility for repairs if damage is caused.