

Comment on a planning application

Application Details

Application: 24/1662/FUL

Address: Sion Court Sion Road Twickenham

Proposal: Demolition of 20 derelict garages and one bed flat and redevelopment of the site to provide 2, 1-bedroom and 3, 2-bedroom dwellings, associated private amenity space, communal amenity space, accessible parking space, cycle parking and refuse.

Comments Made By

Name: Mr. Mark Arends

Address: 11 Ferry Road Twickenham TW1 3DW

Comments

Type of comment: Object to the proposal

Comment: The proposed development sits far too close to Redknaps Cottages. Built in 1845, they are part of the Twickenham Riverside Conservation Area. These cottages are "Buildings of Townscape Merit" and overdevelopment of this site would cause irreparable harm.

As well as the proximity to the cottages the proposal doesn't seem to fully take into account the disparity in ground levels between Sion Court and Ferry Road. Ferry road sits considerably lower than Sion Court meaning that the development would overlook and overshadow the cottages. The front gardens are the main private outdoor spaces of the cottages and the height of this proposal would therefore severely impact on the privacy of the gardens at Numbers 9, 11 and 13. It would also encroach on the privacy of the entire rear ground floor of the house at number 11, which has a completely glass ceiling. Incidentally, neither the glass roof or how the developer intends to counter invasion of privacy issues has not been included on any of the plans or proposals.

There are other misleading points in the submitted plans. The drawings in Proposed Section EEFF show a woman with a child, drawn as the same height as the boundary wall and therefore unable to see over. The wall is labeled in this drawing as being 1.5 meters, making the woman pictured 4 foot 11 inches tall, far below the national average height for a woman, let alone a tall man.

The plan to place compost bins by the boundary wall is simply unneighbourly and in keeping with the lack of thought that has been put towards the Ferry Road cottages and its residents.

This is a proposal to overdevelop an area of cultural and architectural interest and outstanding beauty with very little thought put in to the lives of existing residents of Sion Court, Ferry Road or Lebanon Park.