

## Comment on a planning application

### Application Details

**Application:** 21/2758/FUL

**Address:** 1-1C King Street, 2-4 Water Lane, The Embankment And River Wall, Water Lane, Wharf Lane And The Diamond Jubilee Gardens, Twickenham

**Proposal:** Demolition of existing buildings and structures and redevelopment of the site comprising 45 residential units (Use Class C3), ground floor commercial/retail/cafe (Use Class E), public house (Sui Generis), boathouse locker storage, floating pontoon and floating ecosystems with associated landscaping, reprovision of Diamond Jubilee Gardens, alterations to highway layout and parking provision and other relevant works.

### Comments Made By

**Name:** Mr. Jack Garrett-Jones

**Address:** 1 Aquarius Eel Pie Island Twickenham TW1 3EA

### Comments

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

**Comment:** Twickenham Riverside is an oasis of calm in the bustling and increasingly dense suburbia of London; these ill conceived plans should be rejected for a number of reasons:

*//Damaging increase in urban density conflicts with common sense & council's wellbeing objectives//*

The council's plans substantially deprecate the wider Twickenham area by increasing urban density in a well used and liked public open space. One of the key learning points from covid and recent increased focus on mental health is the need for \*lower\* urban density - preserving open space, fresh air and public access to those. While the council proposes some open space for public use, the major increase in density are a net negative that benefits few, which clearly negatively impacting the mental health of many. This is in direct contradiction to the council's pledges to help with the mental health of Twickenham residents.

*//Damaging the aesthetic landscape of Twickenham & excessive overlooking//*

Separately from the increased urban density, the proposals are neither in keeping with the character of the area nor aesthetically pleasing. These buildings would fundamentally damage the character of Twickenham - rather than being dominated by graceful buildings such as the Barclays Bank building and St Mary's Church, the riverside monstrosity would take over.

Moreover, the buildings would overlook large amounts of public space and other buildings - impairing freedom to be in your own space.

*//Unreasonably impairing access to aged residents and historic businesses of Eel Pie Island//*

The scheme fails to provide adequate access to Eel Pie Island, for three separate reasons:

- 1) The Island's population is rapidly ageing, substantially increasing the costs to each individual of a long commute to their car parked . Imagine a 70 or 80 year old fighting for their independence who does not yet qualify for a blue badge... a simple walk across the bridge and their car would be in a hundred yard radius. No longer. Now, once they've walked over the bridge, it's likely to be several hundred yards and multiple road crossing through busy streets to get to their lifeline vehicle. How can the council be so cruel and inhumane to people who are unsafe on busses?
- 2) For those who do qualify for blue badges, there's still extremely poor access and insufficient blue badge spaces - likely to
- 3) Delivery access - both HGV and 'normal' delivery access, required for individuals and businesses on the island (note that some of the businesses are truly a part of the areas history - they are some of the last remaining boatyards on this part of the Thames.

//Poor access contradicts common sense & council's wellbeing objectives//

The population of the UK is ageing, and the council's proposals turn the Riverside from a godsend area of easy vehicular access for a calm and pleasant area to a major access challenge. How does this fit with the council's pledges on inclusion of those with disabilities?

//Inadequate road safety planning//

Proposed HGV access for delivery to shops is extremely poor, and dangerous. Moreover, there's no independent safety audit?!?