

Comment on a planning application

Application Details

Application: 22/0900/OUT

Address: The Stag Brewery Lower Richmond Road Mortlake London SW14 7ET

Proposal: Hybrid application to include: 1. Demolition of existing buildings (except the Maltings and the façade of the Bottling Plant and former Hotel), walls, associated structures, site clearance and groundworks, to allow for the comprehensive phased redevelopment of the site: 2. Detailed application for the works to the east side of Ship Lane which comprise: a. Alterations and extensions to existing buildings and erection of buildings varying in height from 3 to 9 storeys plus a basement of one to two storeys below ground to allow for residential apartments; flexible use floorspace for retail, financial and professional services, café/restaurant and drinking establishment uses, offices, non-residential institutions and community use and boathouse; Hotel / public house with accommodation; Cinema and Offices. b. New pedestrian, vehicle and cycle accesses and internal routes, and associated highway works. c. Provision of on-site cycle, vehicle and servicing parking at surface and basement level. d. Provision of public open space, amenity and play space and landscaping. e. Flood defence and towpath works. f. Installation of plant and energy equipment. 3. Outline application, with all matters reserved for works to the west of Ship Lane which comprise: a. The erection of a single storey basement and buildings varying in height from 3 to 8 storeys. b. Residential development. c. Provision of on-site cycle, vehicle and servicing parking. d. Provision of public open space, amenity and play space and landscaping. e. New pedestrian, vehicle and cycle accesses and internal routes, and associated highways works.

Comments Made By

Name: Ms. Una O'Brien

Address: 4 Alder Road Mortlake London SW14 8ER

Comments

Type of comment: Object to the proposal

Comment: I'm objecting to the proposal on the following grounds-

Highway safety, traffic generation and road access the traffic mitigation measures are wholly inadequate for the scale of development proposed for this highly constrained site.

(1) Whereas previously the developer put forward a scheme with 893 homes and a degree of mitigation at Chalker's Corner, now the proposal is for 1085 homes but with a much reduced mitigation - that flies in the face of all logic. The evidence of the existing intense traffic and gridlock is totally ignored by the developer and this cannot be a safe basis for Danny decision to approve.

(2) Furthermore, the proposed mitigation measures for the Sheen Lane /Mortlake level crossing are paltry given the scale of increased pedestrian and vehicular traffic generated by the proposal - creating an even greater risk to highway safety - adding to what is already an acknowledged dangerous situation.

(3) proximate developments at the Barnes Hospital site; the Manor Road site; the Kew Retail Park and the Stage Brewery are all relying on the same road transport infrastructure and the traffic generated is wholly unsupportable without an integrated traffic and human movement plan for this very small and already highly congested area.

In summary the deterioration in Road access to adjacent and neighbouring properties (particularly for Mortlake residents between Sheen Lane and White Hart Lane) caused by this development is a serious concern and taken with other issues provides strong evidence chord rejection.

Density: the total size of the development is too dense for what the surrounding infrastructure can support and the proposal presents an overdevelopment out of keeping with the character of the area. In particular the scale, layout and massing of the development undermines the visual amenity of this very distinctive bend on the Arcadian and historic

stretch of the River Thames

Nature conservation and environmental concerns: a large green playing field never previously built on will be uprooted by this development. This is wrong on every level at a time we collectively should be preserving precious green play and sports space in this urban and traffic dense area.