

## 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:** Mr. fred burdge

**Address:** Orchard House 115 Church Road Barnes London SW13 9HL

### Comments

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

**Comment:** Part 1

The approval of this massive project in the heart of Mortlake is a major breach of democratic values and human morals. If Richmond council is to uphold its role as a borough representative that serves to protect the interests of its residents they should have no cause to accept this ludicrous proposal.

I will start this letter by endeavoring to discuss the economic effects of the proposed homes, offices, education facilities and amenities, as it seems this is the primary and perhaps only motivation to entertain such a scheme. It is clear to any individual possessing critical thinking skills that the only economic benefit on offer is bestowed upon those associated with Reselton Properties Limited, whilst the residents and business owners of Richmond borough are doomed to suffer only from further economic difficulties. One example of these effects would be the inevitable decline of current property values in the local area, stimulated by the obvious flooding of the market with the introduction of over 1000 new homes to the ~4000 that exist presently in Mortlake. This issue will be amplified as a result of a perceived decline in attractiveness stemming from the destruction of the suburban/ village atmosphere that is cited as being one of the most appealing and unique attributes of the area. Given the sheer scale of this scheme, this problem need not be explained further. Even those living in poorer conditions and high levels of overcrowding will not be relieved from their stresses as a fairly insignificant proportion of these new homes will be classed as 'affordable', resulting in, for the majority of these people, only a loss in the value of their most important asset. In regards to the perceived boost in revenue to local businesses deriving from the influx of people, I must state that this is far from a likely outcome and may even serve as a detriment to many of the local establishments. I will use the example of the proposed cinema to be incorporated into the site, which will be in direct competition with that of the much loved Olympic in Barnes; run by residents of Richmond borough, hence very

much a local business. Allowing for the competition of such a niche market in such a close proximity is a gross neglect of the people you supposedly represent. As far as the local grocery shops are concerned, it is to my understanding that these are unlikely to see a rise in profits due to the fact that the Brewery development includes plans for various retail and food related amenities that will inevitably serve to further isolate the new residents and confine their purchases to that of the site in a bid for convenience.