If this five storey building at the bottom of Sandycombe Road goes ahead as planned, it will dominate all the homes to the north of Manor Circus. It will bring yet more traffic to this congestion and pollution hot spot, and will increase the parking nightmare we all suffer. The picture above shows drawings of the existing building (coloured orange) superimposed over that of the new one. You will see that it is to be more than 2.5 times higher than the surrounding buildings. The footprint will fill most of the site, so the new building will be much closer to the road. There will be 15 parking spaces for 20 homes and an unspecified number of commercial spaces.

The deadline for objections is 18th February. That’s THIS THURSDAY.

You can put your objections onto the council’s planning application website. Go to “lbrut planning” select “search planning search” and write in the application code 15/5376/FUL. You will find all the drawings and written reports, a list of “valid objections”, and a space where you can write your views.

Or you can write to: LBRUT Planning Department, 2nd Floor Civic Centre, 44 York Street, Twickenham, TW1 3BZ  Your letter must arrive by Thursday.

You can also read the objections that other people have sent in.
**Reasons you could use for objections:**

- **Layout and density of the building:** The height and scale are massive and out of keeping with the small scale residential area homes; present building 7.4 metres high; proposed one is nearly 17 metres high.

- **Local planning policies:** The height goes against the council’s own “Village Plan” for the area. It describes Raleigh Road as modest two story Victorian terraces. It even says the buildings along the Lower Mortlake Road (A316) are two storeys high, in keeping with the surrounding two storey housing.

- **Adequacy of parking:** Parking will become even more difficult. Will the owners be entitled to parking permits. If so will the building be in zone KB or N? The developers say there are lots of empty parking spaces in both. They even think North Road is a parking place for the new residents.

- **Traffic Generation:** The developers suggest Sandycombe is not really a busy road: it and Manor Circus are heavily congested; the Council is doing traffic calming in Sandycombe now

- **Road access and highway safety:** Access for 20 homes and several commercial units at the site onto Sandycombe is tricky bearing in mind the congestion

- **The commercial units might in future be converted to even more flats**

- **Visual amenity:** Effect of massive block on the homes in Sandycombe, Raleigh, Gainsborough and North Roads

- **Design:** The design is completely out of character with the neighbourhood.