



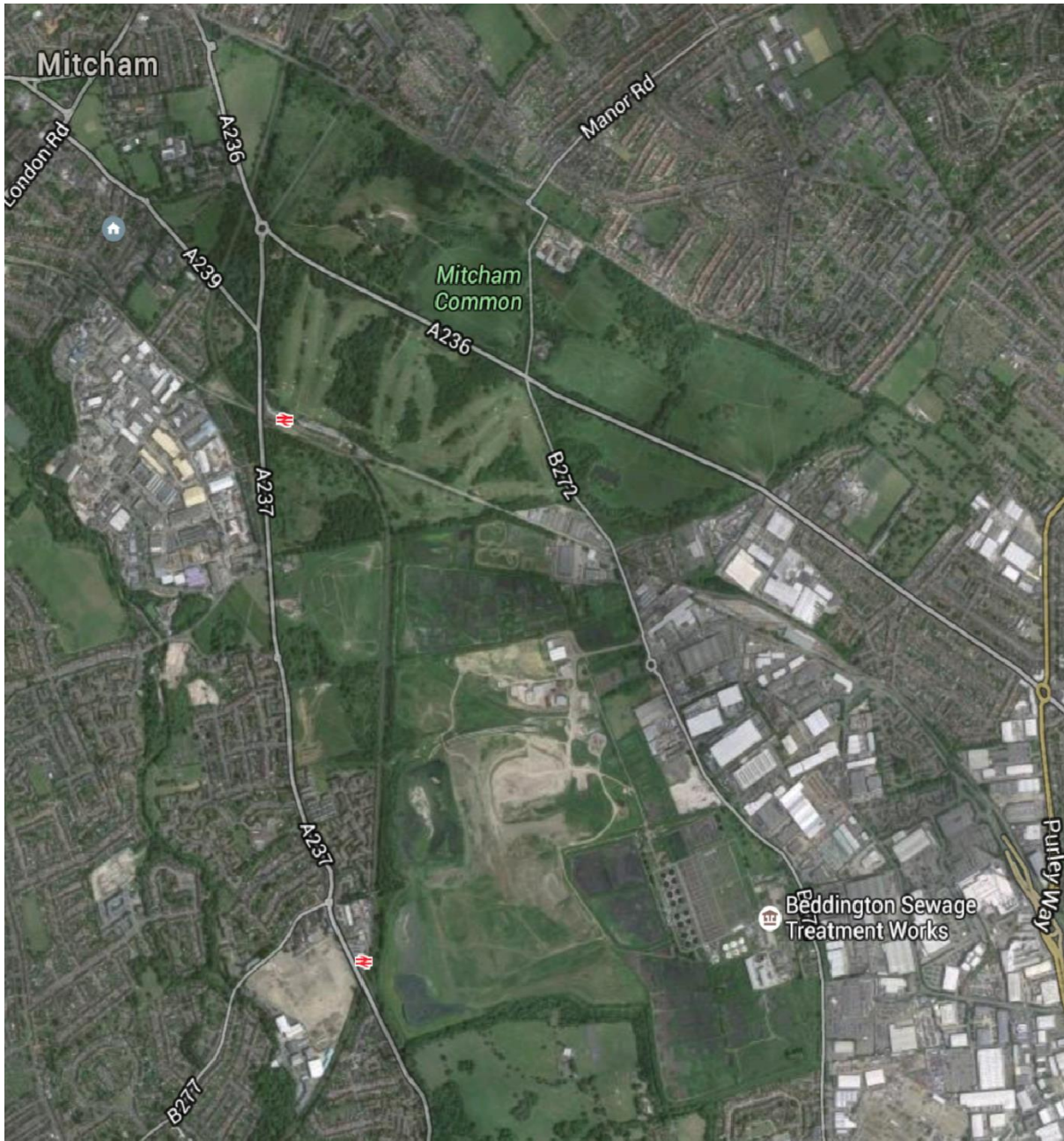
SUTTON LOCAL PLAN
A submission by Wandle Valley Forum to London Borough of Sutton

February 2017

Wandle Valley Forum was established in 2005 and is the primary consultative forum on Wandle Valley issues for the Wandle Valley Regional Park Trust; the London Boroughs of Wandsworth, Merton, Sutton and Croydon; Greater London Authority and other statutory bodies

1. Wandle Valley Forum welcomes the opportunity to shape the development plan policies for Sutton. We have over 100 organisations supporting us, many based in Sutton.
2. Sutton includes an important part of the Wandle Valley Regional Park and has two sections of the River Wandle, including a source. As well as providing an economic focus through the London Plan, the Wandle Valley is also an essential environmental and heritage asset for the Borough. Recent investment in Beddington Park and Carshalton demonstrates the important contribution this makes.
3. We have established our priorities for the Wandle Valley in the [Wandle Valley Forum Charter](#) – this is grounded in the views of community groups, voluntary organisations and local businesses that support us. It sets out a number of issues to be addressed through development plans in the Wandle Valley.
4. We welcome the attention which is given to the Wandle in the draft Plan and the continuing focus on “Wandle Valley renewal” and delivery of the Wandle Valley Regional Park. We identify a number of areas where the Plan can be further strengthened below:

Wandle Metropolitan Park – We seek an amendment to the Plan to establish a distinct policy framework for the creation of the Wandle Metropolitan Park. This should embrace the contiguous area of green space stretching from Beddington Park through to Three Kings Piece in Mitcham (see image). The long term development of this area will require close collaboration with both Merton and Croydon Councils but its heart lies in Sutton. The area presents an extraordinary economic and social as well as environmental opportunity which will boost the area’s identity and provide a wide range of quality of life and public health benefits. This area of green space is more than three times the size of Hyde Park but is little known, much lacks public access and it has never been conceived and managed as a coherent whole. It has strategic significance at a London scale and the opportunity goes well beyond the Beddington Farmlands Restoration identified in the Plan (Policy 5e).



We are delighted by the response to our earlier representations seeking a coherent plan for the area that *“the council considers that there have been enough plans since the original appeal decision to allow landfill on Beddington Farmlands over 20 years ago and now is the time for action.”* The Local Plan provides an immediate opportunity to take action. This could be achieved by:

- Recognising the ambition for the Wandle Metropolitan Park in the Local Plan’s Vision statement and as a Strategic Objective
- Including an enabling policy for delivery of the Wandle Metropolitan Park
- Identifying achievement of the Wandle Metropolitan Park as a priority for strategic use of the community infrastructure levy and s106 obligations, as appropriate
- Establishing public access to the whole area of the Wandle Metropolitan Park as a Plan objective
- Extending the area identified in the key map on page 38 to include both Mill Green and the open space west of the railway line and north of BedZED, and indicating where it will cross borough boundaries into Croydon and Merton.

Development along the River Wandle - there is a need to provide clear and consistent policies for development immediately adjacent to the river which recognises its natural and historic significance, respects its character and promotes appropriate access – this should feature as an amendment to Policy 5 and in relation to specific sites, including Wandle Valley Trading Estate (S56) and Richmond Green (S67).

Improved connectivity – there are important additional opportunities which need to be identified in the Plan:

- enhanced east/west pedestrian and cycle routes through Hackbridge linking the river to the opportunity of the Wandle Metropolitan Park
- support for the principle of a crossing over the railway linked to the new primary school north of BedZED to provide access to Beddington Farmlands
- realising opportunities for improved connections between Poulter Park and Mill Green in the area marked with a red dot below



Environmental improvements to industrial estates – the Wandle Valley is characterised by large area of industrial estates of poor environmental quality. This misses the opportunity to harness the area’s rich industrial tradition in supporting economic activity. The Wandle Valley can provide local business with a strong brand and identity that creates jobs and brings prosperity. Already around one fifth of London’s manufacturing employment is located within the Regional Park and there are extensive industrial estates throughout its length. New creative and technology industries are also finding a home in the Wandle Valley. Today’s businesses and entrepreneurs can all benefit from being located in a higher quality environment and better connected to the Wandle Valley and its story. The existing Business Improvement Districts, such as in Beddington, have a vital role to play, especially in upgrading industrial estates with the support of enabling development plan policies. The Plan should identify improving the environmental quality of the area’s industrial estates as an objective and support it through a specific enabling policy and through amendments to both Policy 41 and site allocations for Vulcan House (S4), Wandle Valley Trading Estate (S56), Mill Green Business Park (S57) and Beddington Road Lane Improvement Scheme (S100)

Catchment Management Plan – we welcome support for delivery of the Wandle's catchment management plan. A number of the structures along the river are of historic significance and we ask that the Plan ensures full consideration is given to this when considering planning applications for their alteration or removal. This can be achieved through an amendment to Policy 26 and recognising this wider role in paragraph 26.4.

Community Infrastructure Levy – we welcome the commitment that the council “*will look at the scope to widen it*” in response to our representations that the community infrastructure levy be pooled across borough boundaries to secure the best outcomes for the Wandle. It is disappointing that this is not reflected in Policy 38 and we ask that this be amended to recognise cross-borough pooling.

5. We look forward to being kept involved in the Plan's progress.

About Wandle Valley Forum

Wandle Valley Forum brings together people and organisations that care for the River Wandle and its diverse network of open spaces. We provide support and an independent voice for over 100 community groups & voluntary organisations and for everyone who shares a passion for the Wandle. Wandle Valley Forum monitors planning applications for developments which impact on the special qualities and character of the Wandle Valley. We make representations on developments which raise Valley-wide issues by reason of their strategic significance or potential to set a precedent.