



WANDLE TRADING ESTATE – amended plans
A response by Wandle Valley Forum to London Borough of Sutton
Application number C2017/77482
August 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 has reviewed the significantly amended proposals for redevelopment of this important site spanning the Wandle for residential use. We have considered the proposals in the context of the Wandle Valley Forum Charter (<http://bit.ly/27Yal2m>) and existing development plan policies.
2. The Wandle Valley Forum Charter identifies a need for development to “*leave space along the river bank, support public access, encourage a naturally functioning river and respect the Wandle’s local character.*” This is a highly significant location where development has a direct impact on the river and consequences for the surrounding areas, including Spencer Road wetlands. It is an important historical site in the Wandle Valley Regional Park immediately adjacent to the Wandle Trail.
3. The revised proposals are much less satisfactory than those consented in 2016 in terms of their relationship to the Wandle. They are significantly different and we are concerned that they are not being addressed through a revised planning application.
4. We are dismayed by how poorly the revised proposals relate to the Wandle. They represent a significant step backwards from the consented plans which provided open views and an appealing frontage which also overlooked the path along the Wandle. The revised plans offer no such benefits and turn away from the river. They create a blank elevation with no windows or gables facing the river. The poor quality of design is in clear conflict with Core Strategy Policy BP12 Good Urban Design and Heritage.
5. We object to these revised proposals.

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.

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