

**Shaw. I**

Dear Sir/Madam

I am writing in response to the Stage 2 a Draft Local Plan consultation.

I fundamentally disagree with your plans to create large numbers of high-rise buildings of various heights in the areas CW1, CW2, CW4 and CW5. If the intention is to provide the area with a more definite 'centre', the last thing we want is for that centre to be an ugly and alienating set of tall concrete buildings with cladding. The row of shops in CW4 ('Station Parade', as the old sign identifies it) is already aesthetically pleasing, but is obviously in need of significant refurbishment. This, however, is all it needs! To replace these existing buildings with a soulless modern concrete block would destroy the characterful context of the tube station.

I agree with the basic idea of creating better connections between the best bits of Colliers Wood (especially providing a good link with CW2, 4 & 5 and the Abbey Mills area. However, I do not agree with the idea of doing so by creating an ugly set of high-rise blocks that appear to include virtually no green areas and would be windswept because of the nature of the high buildings (as we already find with Britannia Point). What is required is a set of low-rise buildings in CW2 and CW5, and simple refurbishment of the existing buildings in CW4. I can gain no clear idea from the plan as to what is intended to be built in CW1.

We should be thinking about removing Britannia Point if at all possible, rather than creating a whole disfiguring cluster of similar buildings, and certainly none should be any higher than the current tower block - see below for further on this.

I would like to specifically discuss policy reference N3.1 Colliers Wood:

**SITE CW2: CAR PARK SOUTH OF BRITANNIA POINT, 125 HIGH STREET  
COLLIERS WOOD, SW19 2JG**

Paragraph 3.1.20 of the Stage 2 draft of the Plan stated that "Colliers Wood town centre may be an appropriate location to accommodate higher density development including tall buildings. Britannia Point should remain the pinnacle building in the centre in terms of height."

The current draft, however, alters this paragraph to read as follows: "Colliers Wood town centre may be an appropriate location to accommodate higher density development including tall buildings. Britannia Point should form part of a family of buildings of varying height, forming a coherent clust

I believe that the earlier draft should be restored i.e. that Britannia Point should remain the pinnacle building in terms of height. The text for Site CW2 should then be amended accordingly. Any development of the vacant site that exceeded the height

of Britannia Point would represent an unacceptable level of intensification and have a negative effect on the amenity and environment of the Town Centre.

Yours sincerely