



Leopold Road Statement of Community Involvement

Leopold Road Conservation Area Character Assessment

Statement of Community Involvement

Appendix to the Assessment

Summary of Consultations Undertaken

A public consultation exercise was undertaken on the draft brief during September and October 2005. This consisted of the following:

- A copy of the Draft Conservation Area Character Assessment, Sustainability Appraisal Report and Conservation Area boundary assessment report were made available for inspection at the Council offices between 7 September and 19 October (6 weeks)
- A copy of the Draft Character Assessment, Sustainability Appraisal Report and boundary assessment report were made available for inspection at Wimbledon Library (the nearest library to the site) between 7 September and 19 October (6 weeks).
- A downloadable PDF version of the Draft Character Assessment, Sustainability Appraisal Report and boundary assessment report were placed on the Council's website on 7 September with a deadline for comments of 19 October (6 weeks).
- A notice was placed in the Wimbledon Guardian of 1 September advertising the availability of the Draft Character Assessment documents, for public comment (at the Council offices, Wimbledon Library and the Council's website) with a deadline of 19 October (6 weeks). A copy of the notice can be found at Annex 1.
- Letters were sent out between 1 and 7 September to properties within the Conservation Area (map at Annex 2 shows which properties were consulted). This letter specified a deadline for comments of 19 October (6 weeks). These letters advised where copies of the Draft Character Assessment documents could be viewed, and where copies could be obtained.
- Letters and copies of the Draft Character Assessment, Sustainability Appraisal Report and boundary assessment report were sent out on 1 September to residents associations and amenity societies deemed likely to have an interest in the Conservation Area (see Annex 3) with a deadline of 19 October (6 weeks).
- Letters and copies of the Draft Character Assessment, Sustainability Appraisal Report and boundary assessment report were sent out on 1 September to relevant Ward Councillors deemed likely to have an interest in the Conservation Area (see Annex 4) with a deadline of 19 October (6 weeks).

Summary Table of Responses and Proposed Amendments

The table below summarises the content of the responses from consultees, the Council's comments on these and proposed amendments as a result.

Summary Table of Responses and Proposed Amendments

No.	Respondent & Comments	Council Comments	Proposed Amendments
1	<p>Leopold Road Traders Association Petition on behalf of 16 of the properties in the Conservation Area (Nos. 1,2,3,7,8,16,17,18, 20, 21,22,24,26,28,30,32) <u>Comment</u> Keen to retain conservation status, will make every effort to improve the street, and would be grateful for any advice and assistance concerning suitable steps to be taken.</p>	<p>Intend to contact Traders Association to discuss ways of improving the street scene.</p>	<p>No change.</p>
2	<p>Leigh Terrafranca, WEHRA (The Wimbledon East Hillside Residents' Association) <u>Comment</u> Fully support the continuation and positive reinforcement of the CA.</p>	<p>Comment noted.</p>	<p>No change.</p>
3	<p>Leigh Terrafranca, WEHRA <u>Comment</u> The Association wants to do everything possible to maintain the sense of 'neighbourhood'</p>	<p>Intend to contact WEHRA to discuss ways of maintaining sense of neighbourhood</p>	<p>No change.</p>
4	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 3: Wishes to be part of group that would work towards 'enhancing the area'</p>	<p>Intend to contact WEHRA. to discuss ways of enhancing the area.</p>	<p>No change.</p>

5	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 5 (now 7): The WEHRA has had complaints about the safety and upkeep of the rear pedestrian ways, and has set up an 'Alleygate' scheme. Wishes to identify interested area residents to help improve the walkway.</p>	Intend in include this aspect in discussions with WEHRA.	No change.
6	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 5 (now 7): Urges owners and Council to protect and maintain octagonal corner feature at eastern end.</p>	Unsure which feature is referred to. Intend to discuss WEHRA.	No change.
7	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 5 (now 7): Traffic restrictions to avoid vehicles parking on both sides of the road not enforced.</p>	Comment to be passed on to Highways Dept. (?)	No change.
8	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 5 (now 7): Delivery of stock should be outside 'rush hours'.</p>	Intend to include this aspect in discussions with WEHRA.	No change.
9	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 7: Agree about 'visual chaos at ground level' and 'plethora of street signs and discordant shop fronts', and that it needs reviewing.</p>	Intend to include this aspect in discussions with WEHRA.	No change.

10	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 7: 'Woodside', not 'Woodstock'</p>	Valid comment.	'Woodstock' corrected to 'Woodside'
11	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 7: WEHRA wishes to be part of a group to discuss landscaping plot at rear of northern side.</p>	Intend to include this aspect in discussions with WEHRA.	No change.
12	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 9: WEHRA supports installation of timber sash windows.</p>	Intend to include this aspect in discussions with WEHRA.	No change.
13	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 15: More forceful wording to create greater harmony in fascia treatment.</p>	Valid comment.	Page 33, 3 rd bullet point of 'Enhancement' revised to include 'and result in greater harmony'.
14	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 19, para. 8: New gift shop is an example of 'how to do it right'.</p>	Comment noted. (There is no para.8; assumed comment refers to shop No. 8)	No change.
15	<p>Leigh Terrafranca. WEHRA <u>Comment</u> Page 21, photo: Modern doors are unsightly and inappropriate, and should be replaced with replica period doors in future.</p>	Valid comment.	'Typical examples....' changed to 'Typically inappropriate examples....'

16	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 25: WEHRA wishes to help with tree planting.</p>	Intend to include this aspect in discussions with WEHRA.	No change.
17	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 29: Agree that 'uniformity and cohesiveness' is the strongest asset of the CA.</p>	Comment noted.	No change.
18	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Page 31 (now 33): Strongly disagree that there appears to be no any threat from redevelopment. Threat that retail shops will be replaced by wine bars, noodle bars, pubs and restaurants' and more estate agents. 'This is a battle we are fighting daily, with the Licensing Act coming into law in November.' 'we are now on the alert for proposals to convert retail.. to A3, A4 and A5 designation. We very strongly believe that the precious local-serving retail factor in Leopold Road is important, and must be preserved. We would very much appreciate your acknowledging this view in your final document.</p>	Valid comment, although it relates more to change of use from one Class to another than to redevelopment as such. Intend to include this aspect in discussions with WEHRA.	Bullet point revised: 'There does not appear to be any a threat so much from redevelopment, the only threat being as from the continuing erosion of the area's character.' Bullet point added: 'however, in view of its close proximity to Wimbledon town centre, there is a danger that retail premises may be replaced by food outlets, public houses and estate agents.'
19	<p>Leigh Terrafranca, WEHRA <u>Comment</u> Supports conclusion that CA should continue to decline and that enhancement is urgently need, and wishes to help.</p>	Comment noted. Intend to include this aspect in discussions with WEHRA.	No change.

20	<p>CADAP, meeting July 2005 <u>Comment</u> Officers agreed to investigate the scope for enhancement of the backland triangle of land between Waldemar Road and Gap Road, including the scope for the Section 215 Order previously requested.</p>	<p>Comment noted. Intend to include this aspect in discussions with WEHRA.</p>	<p>No change.</p>
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**APPENDIX 1: NOTICE PLACED IN THE WIMBLEDON GUARDIAN
1 SEPTEMBER 2005**

**ITEM FOR CONSERVATION AREA CHARACTER
ASSESSMENTS – SEPTEMBER 2005.**

**Planning (Listed Buildings and Conservation Areas) Act 1990.
Consultation on Draft Character Assessments for Three Designated
Conservation Areas.**

The Design and Conservation Team of Merton Council is seeking your views on draft Conservation Area Character Assessments, which have been prepared for three of the Borough's Conservation Areas.

The three areas are:

Kenilworth Avenue Conservation Area

South Park Gardens Conservation Area

Leopold Road Conservation Area

The purpose of Conservation Area Assessments is to justify the Conservation Area designation and to define the features of interest that gives each area its special character. The Assessments are also used to define any features which detract from the character of the area.

The Assessments also make a number of proposals which are aimed at either protecting the special character of the area, where it is seen to be under some threat, or enhancing the character of the area where there are opportunities to do so.

Copies of the draft Assessment documents are available at Wimbledon Library, and at Merton Link in Merton Civic Centre. The documents can also be viewed on the Council's website (www.merton.gov.uk) from 7th September, 2005.

Please send your comments by letter or by e mail to:

Phil Ryder, Design and Conservation Team, Environment and Regeneration
Dept. Merton Civic Centre, London Rd, Morden SM4 5DX,

or to: phil.ryder@merton.gov.uk ,

The closing date for comments is 20th October, 2005.

APPENDIX 2: MAP SHOWING THOSE PROPERTIES CONSULTED



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APPENDIX 3: THOSE RESIDENTS' ASSOCIATIONS AND AMENITY SOCIETIES DEEMED LIKELY TO HAVE AN INTEREST IN THE CONSERVATION AREA

APPENDIX 4: WARD COUNCILLORS DEEMED LIKELY TO HAVE AN INTEREST IN THE CONSERVATION AREA

- 1: Tariq Ahmad, Conservation Group, Wimbledon Park Ward.
- 2: Beth Mitchell, Conservative Group, Wimbledon Park Ward.
- 3: Oonagh Moulton, Conservative Group, Wimbledon Park Ward.