

Policy 3.2 Mitcham



Regarding plans "Mi11" (Raleigh Gardens Car Park)

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As Estate Manager and a resident of the Glebe Court Management Organisation it was made aware at our last full Board meeting held last Thursday 24th January of the proposals made by the Planning Department at the London Borough of Merton of the planned works to Raleigh Garden and the car park in Raleigh gardens.

The proposals are to build housing on the land where the car park now sits, with an entrance and exit coming out onto the entrance road of Glebe Court. Also, to make Raleigh Gardens into two way traffic.

I as an employee of the Glebe Court Management Organisation I was, as well as the rest of the GCMO Board, quite taken back by the proposals. Firstly, as you are aware, one block in particular on our estate faces (front doors) the car park in question. The block has 4 upper floors (not counting the ground floor) these plans would mean (depending on the height of the building planned for the car park) that our residents would be very closely facing another block and a lot of sunlight would be taken away. If you are familiar with Glebe Court our blocks were built so as not to be on top of one another so that everybody had their fair share of sunlight and space. I am sure the residents as well as the Board would oppose any plans that were looking to build on the car park area.

Secondly, we have found that the car park in question is used each and every day, sometimes it has been noticed that it is full to capacity during the days and weekends and especially in the evenings where it offers free parking in-between certain times. The Glebe Court MO have parking restrictions and many of our residents visitors take the opportunity to park in the car park even paying for the parking. Also, on the estate, we have a scout's hall which is not only used in the weekdays but at weekends as well. Private functions are held there and those people are offered the use of the car park informing them that they have to pay and all of them have been quite willing to do so. Taking away this car park, we feel, would not only be damaging to Mitcham as a whole because people park there to shop this side of Mitcham and to visit the many restaurants that are this side of the Fair green. Again, this would be another reason we would oppose the plans to the car park. Forcing the general public to park elsewhere in another area of Mitcham such as Morrison's car park would be catastrophic for this side of Mitcham which has already been hit hard by losing Tesco's Express. It seems to us the Cricket Green

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area of Mitcham is being broken down by making it harder for the shops this side of Fair green to attract custom and leaving this side with no parking what so ever would, we feel, greatly damage the shops and restaurants.

Thirdly, by what seems to be adding an exit/entrance if the housing goes ahead on the car park area along the side of the entrance to Glebe Court would make exiting and driving into Glebe Court an absolute danger to drivers and their vehicles. There is no way to widen any part of the opposite side of the road because of the houses on the corner of Raleigh Gardens. There is also no way to widen the area by the start of the building of Glebe Court. Our resident's vehicles, heavy goods vehicles, dustbin lorries and delivery vehicles all have trouble now getting in and out of the entrance road from Glebe Court to Raleigh gardens.

Going back to my worries on the height of the proposed building on the car park, I wanted to add that it would make the balcony areas of our block 232 -264 extremely dark as we would lose the light from the street lights in Raleigh Gardens. There is a wall separating the car park from our block and is dark of an evening to begin with along the ground floor. By adding a residential building on the car park would only make it even darker.

I hope you will take all that has been said on board and into consideration for Glebe Court and its residents.

Yours sincerely

Sandra Hall
Estate Manager