
Dear Future Merton

I have the following comments on the Small Sites Toolkit Consultation:

The opportunity for community engagement/consultation is shown on page 8 as being publicised for 21 days. It isn't clear exactly where in the application process this lies. Is this the 21 days available for representations after a planning application has been accepted?

An emphasis/recommendation, or even requirement, to engage the community much earlier in the design process will garner more support from the community as they will have an opportunity to feed into the design before it goes to planning. A win win situation assuming the developer engages meaningfully with the community and any concerns they may have.

Plan of Merton highlighting the different building typologies in the borough, page 13, does not have a key. How are users of the document meant to interpret this diagram?

The loss of every small space (eg backland sites) will be a loss of useful land for other purposes. Care should be taken that these other purposes are still provided for.

5.1.16 Taller buildings must also be considered from further away than the street level views around the site and views from impacted neighbours as they may well be visible and have an impact from further afield.

5.1.29 Space must be available to place residential bins (wheelie bins) within the property boundary yet easily accessible to the refuse collectors - a huge problem on the streets is residents leaving their bins on the streets for collection and refuse collectors leaving the bins on the streets after collection.

6.1.8 & 6.1.11 Building residential homes with less open plan layouts and more individual rooms aids working from home by providing working space and aids children doing homework etc by providing separate space for these activities. More emphasis should be place on this.

6.1.22 I assume this is a typo, and just should be justify?:

You must **just** the amount of garden space apportioned to both...

Pg 72-73 Pocket House. I do not agree that this property is in keeping with the surrounding properties and therefore do not think it is a good example to include in the document.

There are a number of other examples (in fact, too many to list!) I do not think are appropriate to include - I do not believe they will stand the test of time architecturally. They are not human scale or attractive enough in detailing and need gentling. There are too many flat walls with harsh lines and angles. There are no curves or rounded edges creating a harsh environment lacking in comfort and sympathy.

Kind regards