



RIVERSIDE RESIDENTS NEWSLETTER

12 MAY 2022

COUNCIL 'MASTERPLAN' FOR STAINES TO BE DECIDED NEXT WEEK

... tower blocks of flats for a 50% population increase ...

A 50 PER CENT INCREASE in the town's population and mostly tower blocks of flats to accommodate new residents are a key part of Spelthorne Borough Council's 'masterplan' for the future of Staines. Council officers and task groups of Councillors have been working for almost two years to finalise far-reaching plans to meet a government-imposed housing target for the borough. It calls for a considerable increase in the Council's average achieved over recent years and, if approved, a jaw-dropping 55% of the entire target is to be delivered in Staines. This means that there will be one new resident in Staines for every two here today!

The full Council meets on Thursday next week to agree the final text for the borough 'Local Plan' to be submitted to the Planning Inspectorate for formal approval. There will be a public consultation in the summer on both the borough Plan and a supplementary document on the development of Staines. Findings of the consultation *may* have an impact on some aspects of what is in store for Staines, but as things currently stand not on the number of homes to be built in the town.

"There are aspects of the proposed regeneration of the town that residents will like and welcome. But with the planned overdevelopment to accommodate such a huge population increase Staines will become more like an inner London suburb or a mini-Woking", says a spokesperson for the Riverside Residents (Staines) Coalition. "While the battle to prevent any tower-block developments in Staines has been lost, we have sent to the Council our proposals to off-set the worst excesses of 'high-rise hell' which we hope they will build into the Local Plan before it is submitted to the Planning Inspector. These would open the possibility of a lower housing allocation for Staines, strengthen protection of sensitive areas (the riverside, the Conservation Area, and adjacent to existing residential areas), ensure very high standards of architecture, and take advantage of the government's pledge in the Queen's Speech to give residents more involvement in the planning process."

"We are also supporting the Council's efforts to have the government's housing target reduced. This is being pursued through Spelthorne MP Kwasi Kwarteng who we understand has discussed the issue with Michael Gove MP, Mr Kwarteng's fellow cabinet Minister who will decide."

[Click here](#) for the Coalition's submission to Spelthorne Borough Council. The draft 250-page 'Local Plan' for the borough and 150-page 'Staines Development Framework' are published on the Council's website www.spelthorne.gov.uk

Riverside Residents (Staines) Coalition – a working group of six residents' organisations serving the interests of residents on both sides of the river. Supported by other residents' organisations across Staines and the Staines Town Society.

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