

Tim Catley

London Borough of Merton
Merton Civic Centre
London Road
Morden
SM4 5DX

Our ref: D&P/3130b/02

Your ref 14/P4361

Date: 22 March 2016

Dear Mr Catley

Town & Country Planning Act 1990 (as amended); Greater London Authority Acts 1999 and 2007; Town & Country Planning (Mayor of London) Order 2008

Direction under Section 2A of the 1990 Act

I refer to your letter of 8 March 2016 informing me that Merton Council is minded to grant planning permission for the above planning application. I refer you also to the notice that was issued on 17 March under the provisions of article 5(1)(b)(i) of the above Order.

Having now considered a report on this case, reference D&P/3130b/02 (copy enclosed), and notwithstanding my officers' recommendations, I hereby direct (under the powers conferred by Section 2A of the 1990 Act) that I will act as the local planning authority for the purposes of determining the above planning application.

My reasons are as follows:

- a) The development would have a significant impact on the implementation of the London Plan because the nature of the proposals raise important considerations as to the future of cultural and sporting venues in London, and involve proposals for a significant amount of housing, including affordable housing, and;
- b) There are sound planning reasons for my intervention, because of the scale and nature of public representations received, which raise valid strategic planning matters regarding transport, housing, sports and cultural provision, including significant issues of controversy that require full consideration in a public hearing. Whilst this development proposes more than 150 dwellings and policy test 7(1) (b) does not therefore apply, it also is noted that the application would have a significant effect on one or more borough and raises strategic matters relating to transport and impact on services.

The application represents EIA development for the purposes of the Town and Country Planning (Environmental Impact Assessment) Regulations 2011. I have taken the environmental information made available to date into consideration in formulating my decision.

I would be grateful if you provide me, as soon as reasonably practicable, any information relevant to the application and to any connected application which has not already been provided. In due course I will notify you of the date of the representation hearing (if one is requested) and I will consult you on any draft planning obligation and/or conditions.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Boris Johnson', with a long horizontal flourish extending to the right.

Boris Johnson
Mayor of London

cc Richard Tracey, London Assembly Constituency Member
Nicky Gavron, Chair of London Assembly Planning Committee
National Planning Casework Unit, DCLG
Alex Williams, TfL
Duncan Parr, Savills, 74 High Street, Sevenoaks, TN13 1JR