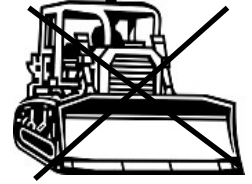




# KEEP OSTERLEY GREEN!

*For the protection of our green spaces & appropriate school development*

*Newsletter No.3, 12<sup>th</sup> July 2015*



## Points for your letters of objection to the proposed Nishkam School in Osterley

### It's time for those letters! Don't delay!

The planning application for the Nishkam school for 1400 children on the site of the old White Lodge (Conquest Club) site has been submitted to the Council and the clock is ticking.

We want as many letters as possible to oppose building the school. Remember (1) You can write more than once if you have additional points you want to make. (2) All adult household members are entitled to write letters, you are not restricted to one per household.

**Don't worry about the exact dates of the consultation period.** Provided your letters arrive by the first week of August we are assured that they will be considered. See box below for where to send the letters.

### 12 possible points for your letters

The following are the points that we believe provide substantial planning grounds for objecting to the proposed Nishkam school. You can refer to a full analysis on our website for more detail. The planners have a copy of the document.

1. **DON'T BUILD ON MOL.** The proposed site is on **Metropolitan Open Land (MOL)**. The **London Plan** and the **Hounslow Local Plan** emphasise the need to protect and enhance London's open spaces.

**It would be helpful if you could let us know when you have sent your letter. It would also be good if you can let us have a copy.**

This application fails to do that.

2. **NO ALTERNATIVE MOL IS BEING PROVIDED.** Planning guidelines require that even when special circumstances permit building on MOL, alternative land should be provided to maintain the total amount of MOL.

3. **ALTERNATIVE SITES WERE NOT PROPERLY INVESTIGATED.** The arguments put forward by the **Nishkam School Trust** and the **Educational Funding Agency** are based on a Sequential Site Analysis that rejected other possible sites without good reason.

4. **THE SEQUENTIAL ANALYSIS WAS A SHAM.** The NST clearly had the White Lodge (Conquest Club) site in mind even before it carried out its sequential analysis. That analysis which came to the conclusion that the site was the only one available was completed only in late 2014. The submission papers show that Nishkam asked for a study of the White Lodge site as early as 2012 (Ecological report paragraph 1.4)

5. **NO "SPECIAL CIRCUMSTANCES" JUSTIFY THIS SUBMISSION.** The claim that special circumstances justify the submission is based on the shortage of school places in Brentford and Central Hounslow. The White Lodge Club falls

## Things you can do to Keep Osterley Green

1. **Sign the petition** and return it to (a) the **Osterley Bookshop, Thornbury Road, TW7 4QE**, (b) **Wycombe House Cricket Club, Jersey Road, TW7 5PL**.
2. **Write to the Planning Officer responsible for the development** stating your reasons for opposing the development. Don't forget to include the **Planning Ref: 01106/152/P3** and the **System Ref: P/2015/2516** so that it is clear what submission you are objecting to.

Send your objections to  
**Stephen.hissett@hounslow.gov.uk**

or to **Stephen Hissett, London Borough of Hounslow, Civic Centre, Lampton Road, Hounslow, TW3 4DN**

3. **Donate to Keep Osterley Green.** Unfortunately we can't run on air. Printing this Newsletter alone mounts up significant costs. We don't yet have a bank account. Cash donations can be made in an envelope marked 'For Keep Osterley Green' and delivered to the **Osterley Bookshop**.
4. **Send us your email address** so that you can be kept up to date with developments (this can be done either through our website or by writing to our email address).

within the Brentford **Priority Admissions Area**, so Nishkam should be expected to address the needs of the immediate Brentford, Isleworth and Osterley community. Instead their admissions privilege Central Hounslow, other wards, and other boroughs.

In their sequential site assessment, Nishkam quote "LB Hounslow Education expect Nishkam School to make a significant contribution to managing the shortfall in Central Hounslow, and to a slightly lesser extent in Heston & Cranford, and Brentford." That is why this is the wrong location.

**6. THE PROPOSED SCHOOL WOULD NOT SERVE THE LOCAL AREA.**

Post code analysis of the pupils at the temporary Nishkam school on London Road shows that only 16% come from Isleworth/Osterley/Brentford.

We need schools to serve the areas in which they are built.

**7. THE ADMISSION CRITERIA DO NOT CONSIDER THE NEEDS OF THE LOCAL AREA.**

50% of the children can be selected on faith grounds. This skews the catchment of the school. Some families want to send their children to faith schools but many, including Sikh families, prefer their children to go to non-denominational schools to mix with the widest cross section of the population. If demand exceeds the places available then 50% will be filled on faith criteria and the rest by random selection. Both of these detract from serving the local area.

**8. THE PUPILS IN THE TEMPORARY NISHKAM SCHOOL DO NOT REFLECT THE LOCAL POPULATION.**

There are relatively few Sikhs in Isleworth, Osterley, and Brentford, which is a further reason why it would not properly serve its local area. Schools should, in the first place, serve the community in which

they are located.

**9. THE SCHOOL IS IN THE WRONG PLACE FOR ITS TARGET PUPILS.**

Primary schools should be within easy walking distance of its pupils' homes. The Department for Education and Hounslow Council state that it should be within 400m of those homes. The average distance travelled by the children at the temporary Nishkam School is 3.89 km. This would get worse with the proposed site.

**10. LOCAL TRANSPORT FACILITIES ARE NOT SUITABLE.**

Not only would pupils have too far to travel but the site is in an area poorly served by public transport (it has a Public Transport Accessibility Level of 1a/b i.e. the very lowest). This is an unsustainable place to put a primary school.

**11. THE SCHOOL WOULD SIGNIFICANTLY WORSEN TRAFFIC PROBLEMS.**

Syon Lane, leading down to Gillette Corner and Wood Lane leading to the A4 are already a traffic blackspots. The school would inevitably increase private car trips far beyond the 645 round trips used in Nishkam's traffic analysis. This increase in unsustainable modes of transport in a traffic blackspot is contrary to planning guidelines.

**12. RESIDENTS WERE NOT CONSULTED AS NISHKAM UNDERTOOK TO DO.**

They were only "consulted" when all the decisions had been made and the application was about to go in. Some consultation!

**13. THE PROPOSED DEVELOPMENT IS OUT OF CHARACTER WITH THE SURROUNDING AREA.**

The massive 3-storey glass and concrete structure is wholly out of character with the surrounding housing.

**Our next newsletter will give information about the traffic consequences of siting a school on the White Lodge site.**

## Other news

### Three successes for our efforts

- (1) We got the application consultation clock reset because of poorly provided information.
- (2) We stopped the demolition of the old clubhouse due to correct procedures not being followed. A consultation notice then had to be issued.
- (3) When officers considered the demolition application they refused it on the grounds of inadequate information.

Those things would not have happened without our efforts so let's take them as encouragement that we can make a difference if we speak up.

The **Osterley and Wyke Green Residents Association (OWGRA)** has promised financial help for our campaign as well as giving general support. We need it so many thanks to OWGRA.

**The Wycombe House Cricket Club** has been very generous in providing the clubhouse as a meeting place, mailbox and collection point. Thanks for that.

**LET YOUR VIEWS BE KNOWN MORE WIDELY.** You could also send your letters to (1) Council Leader Steve Curran, (2) Councillors Tony Louki & Sheila O'Reilly, (3) Ruth Cadbury MP, (4) Mayor of London Boris Johnson. Contact details were given in **Newsletter No.2**. If you do not have a copy to hand then it is available on our website.