



London Borough of Sutton
Local Plan

Sutton Local Plan Appendix 2016 - 2031

February 2018



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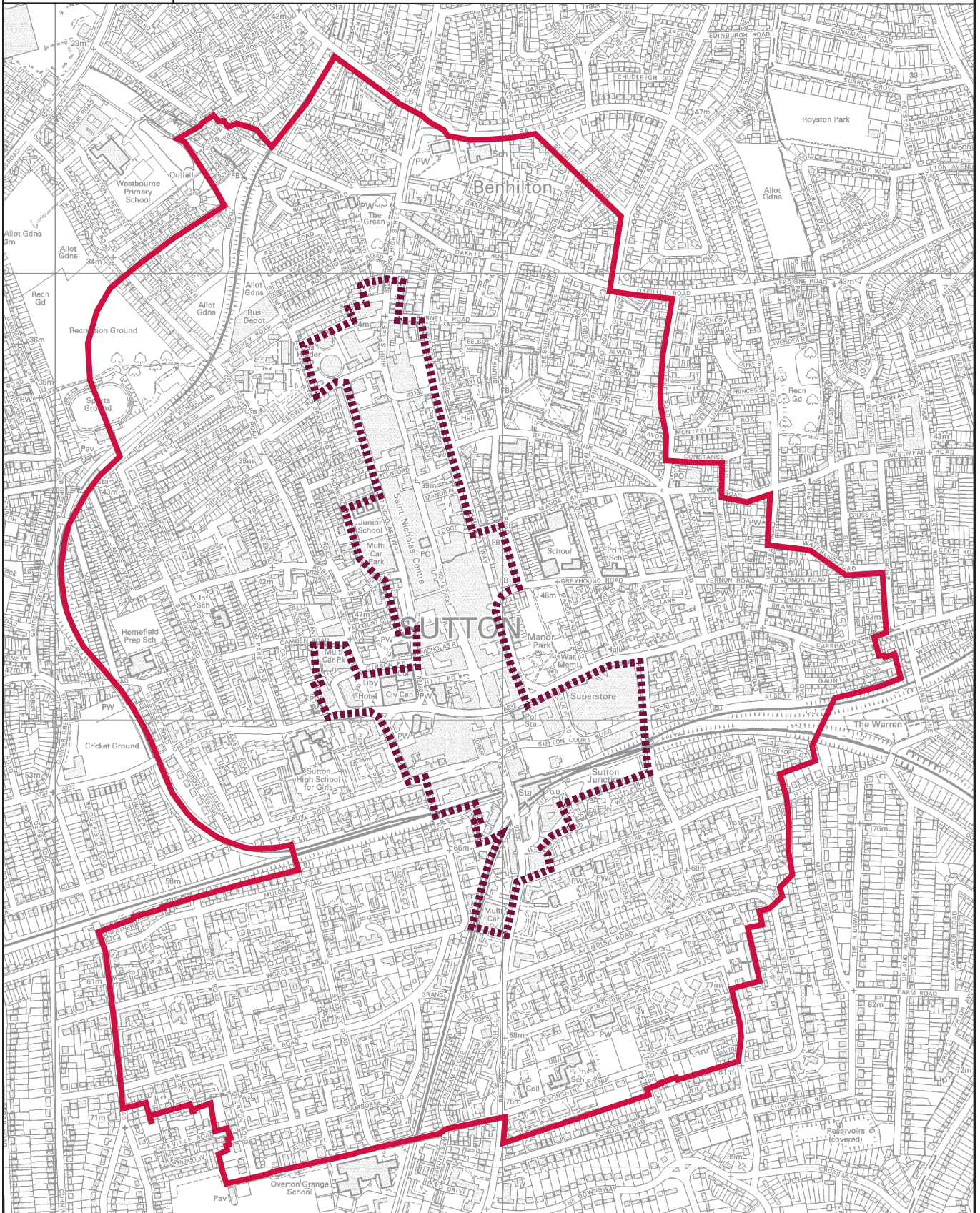
APPENDIX 1

HOUSING

Areas of Potential Intensification, Land Limited to Gypsy and Traveller Sites and
Potential Renewal Areas

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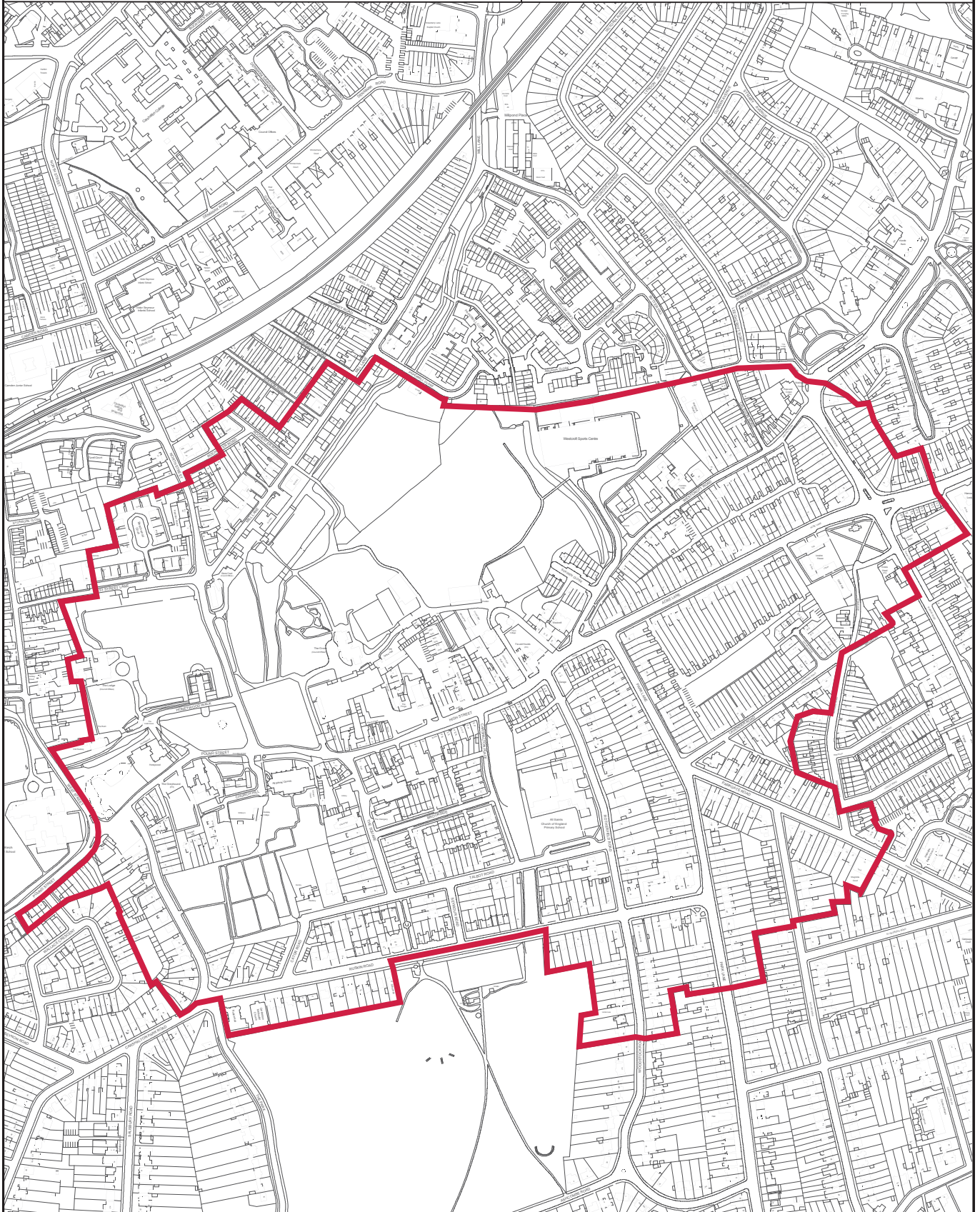
August 2016

Area of Potential Intensification

Sutton Town Centre

 Area of Potential Intensification

 Central Setting



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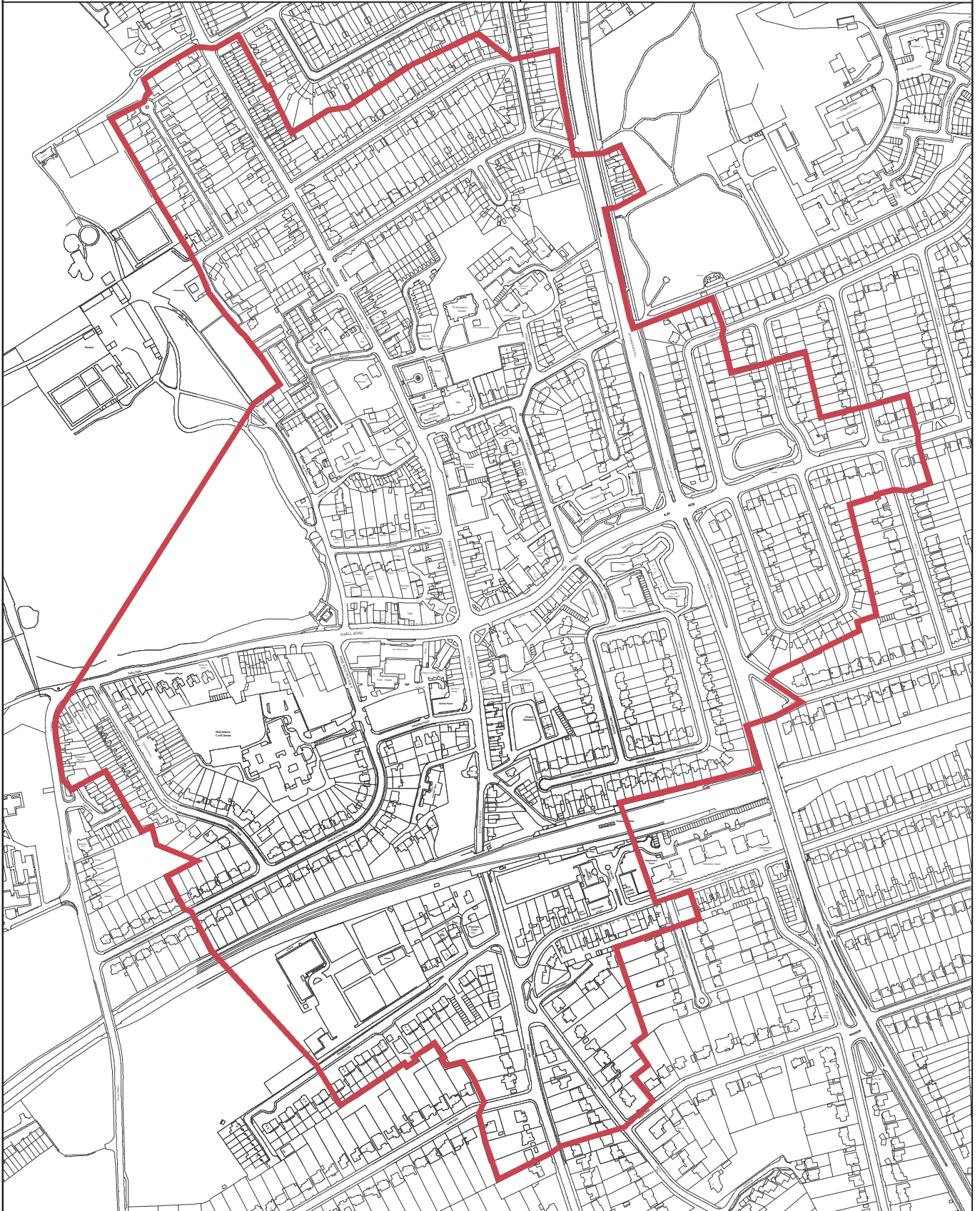
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Area of Potential Intensification

Carshalton District Centre



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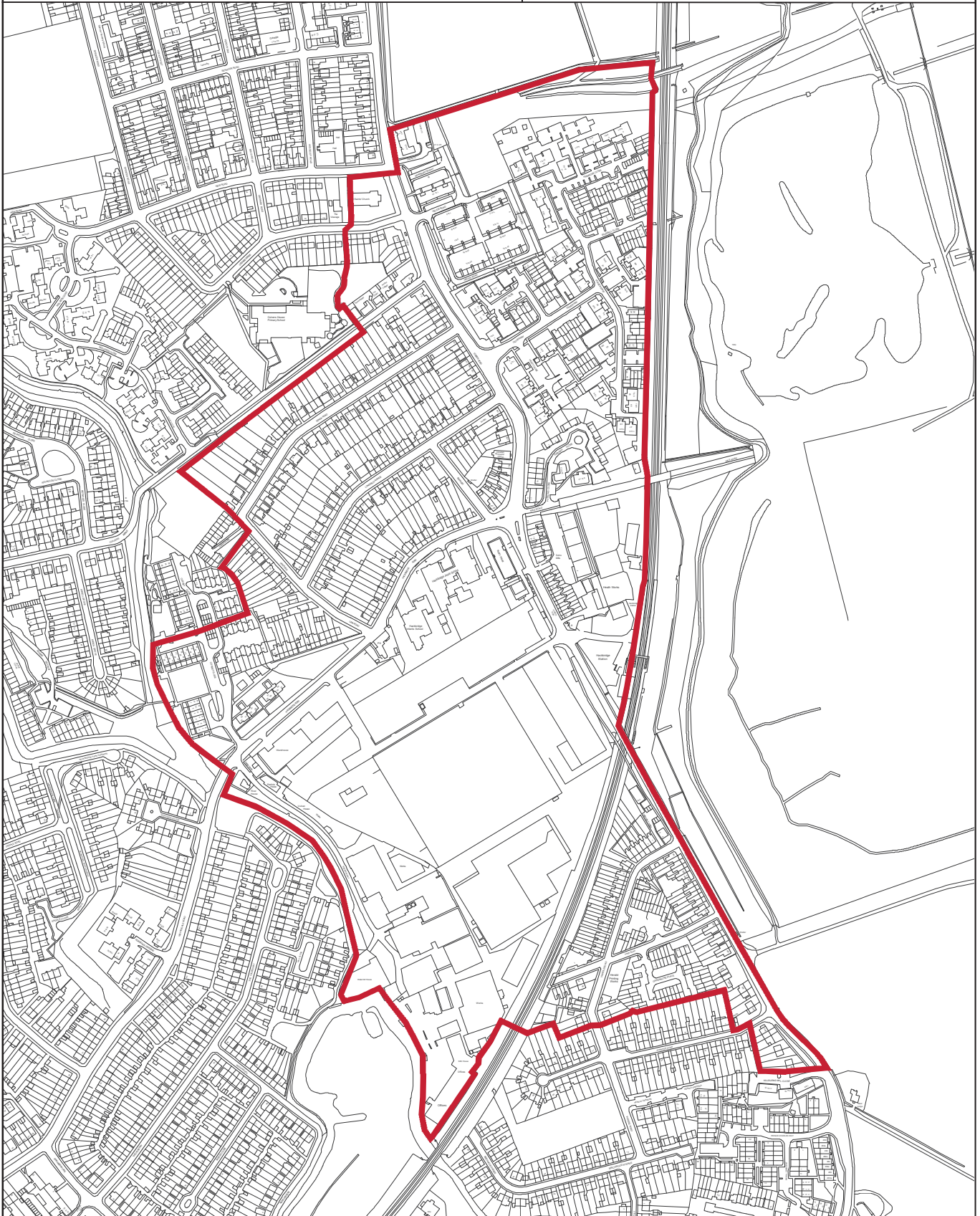
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Area of Potential Intensification

Cheam District Centre



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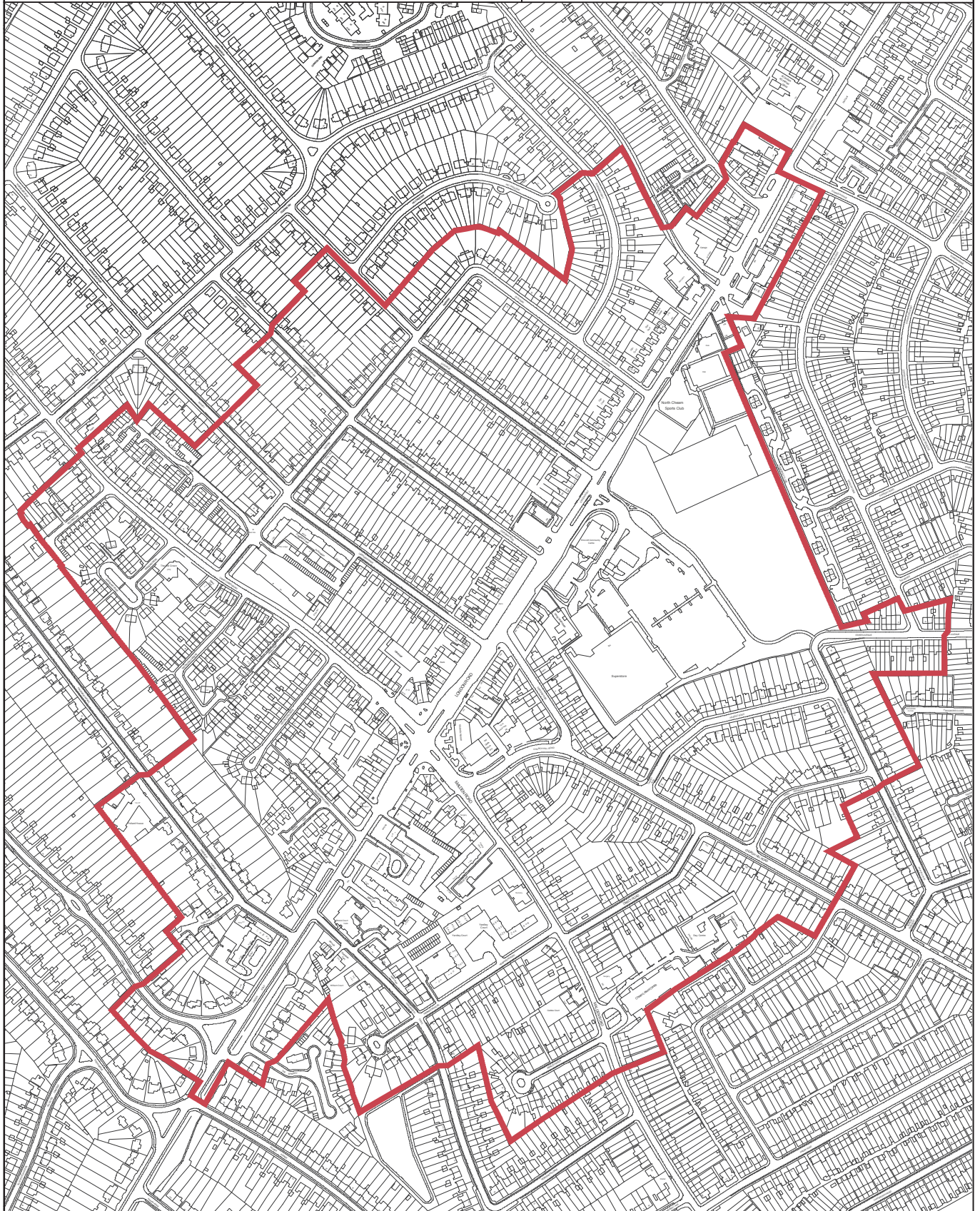
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Area of Potential Intensification

Hackbridge District Centre



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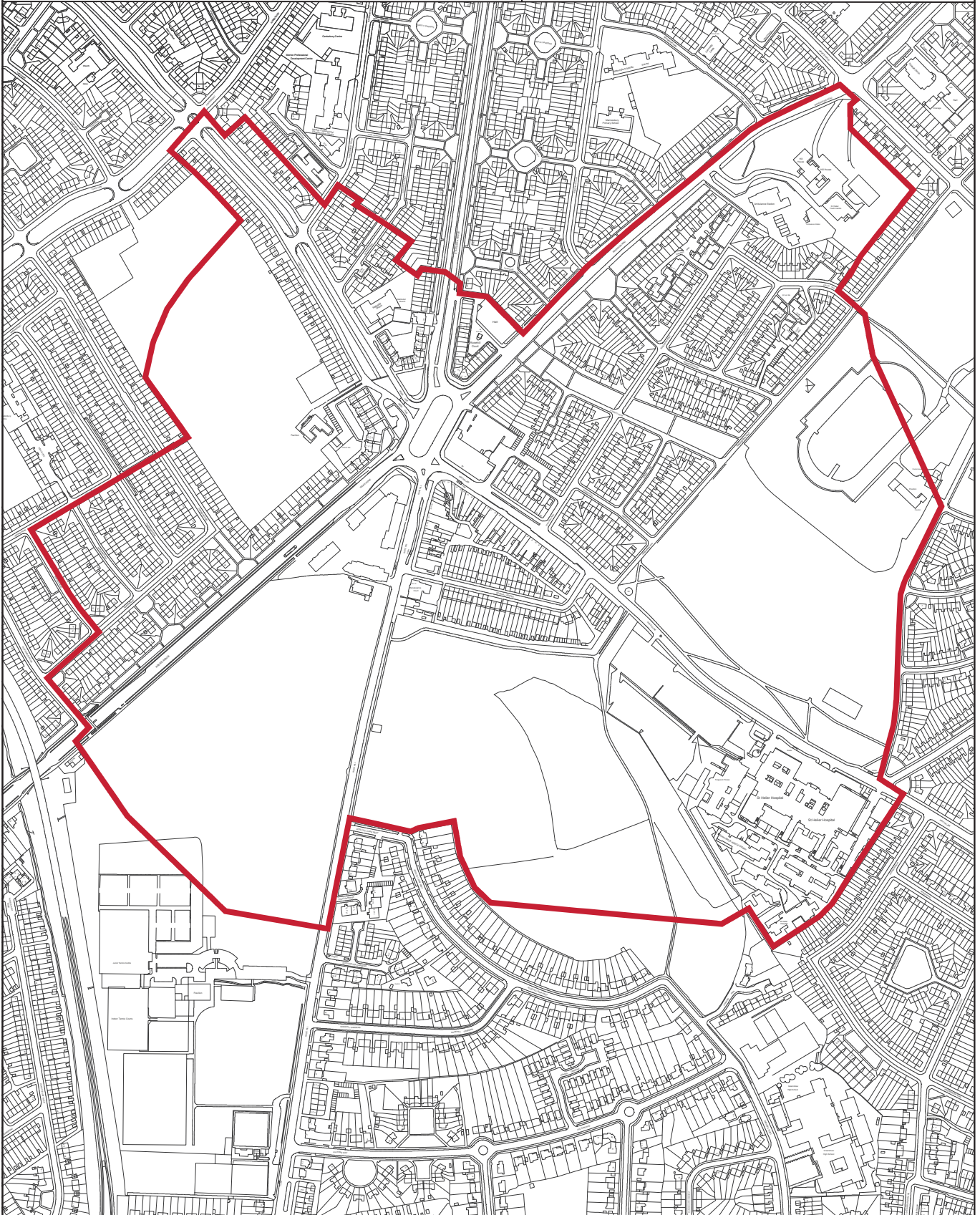
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Area of Potential Intensification

North Cheam District Centre



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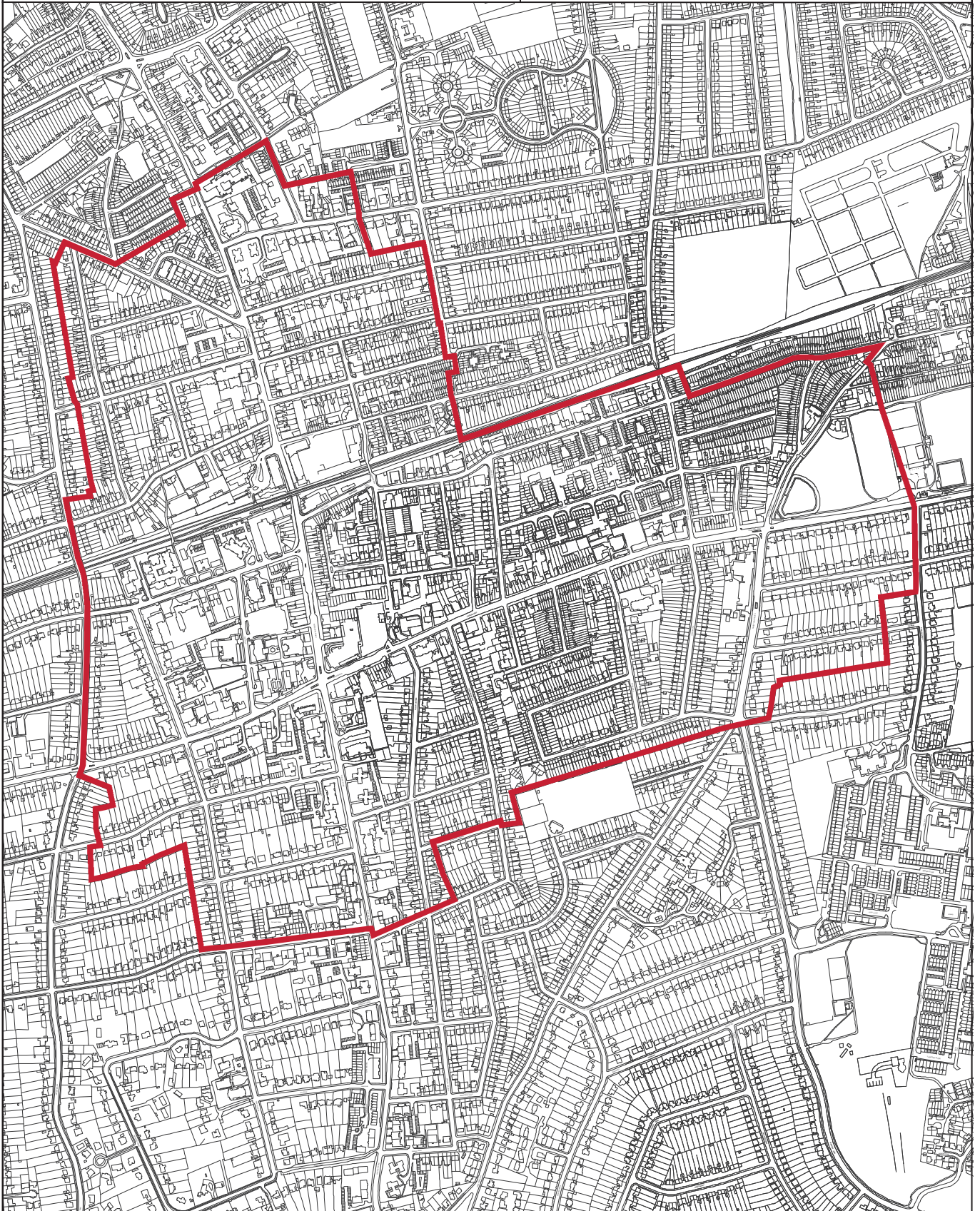
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Area of Potential Intensification

Rosehill District Centre



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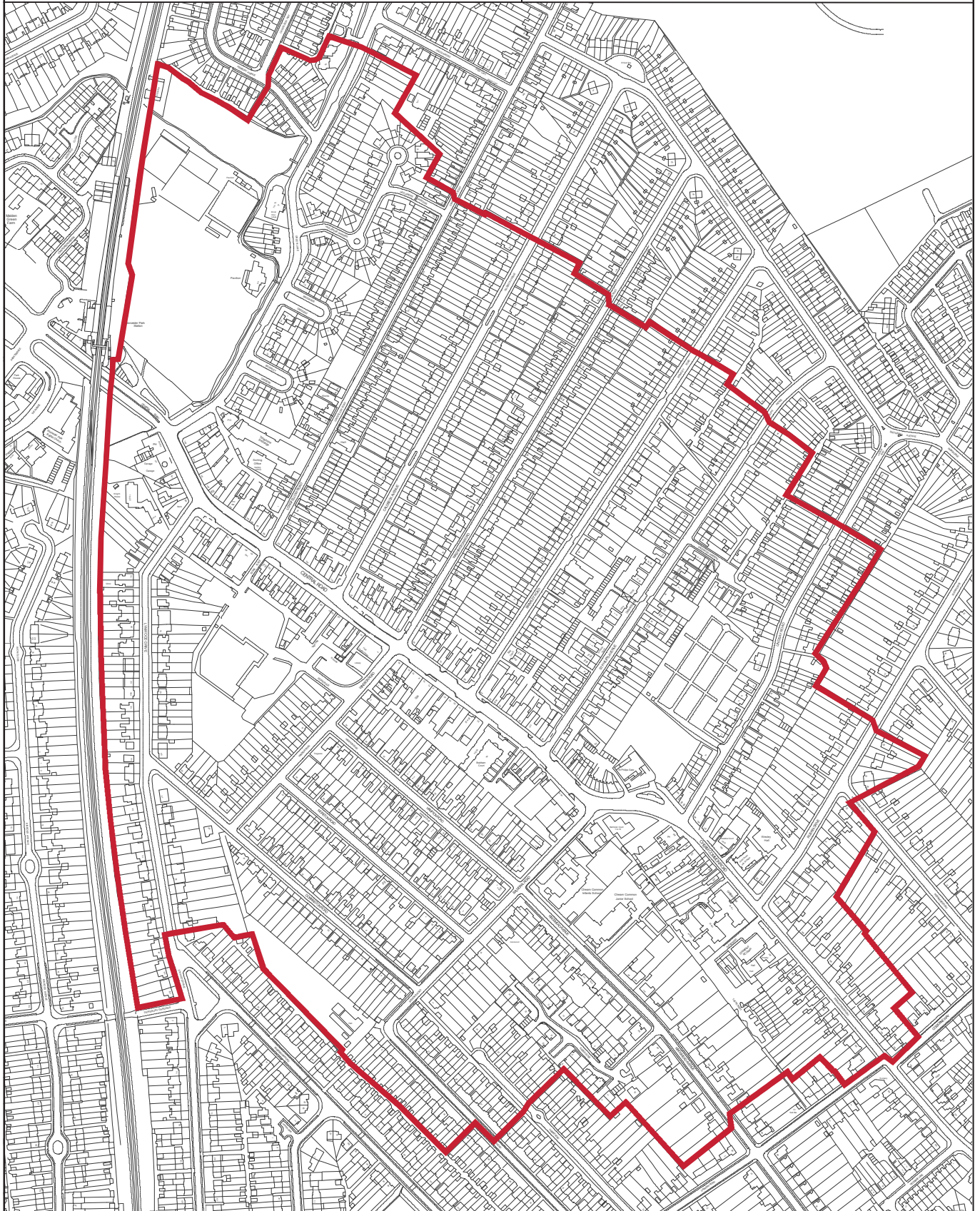
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Area of Potential Intensification

Wallington District Centre



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Area of Potential Intensification

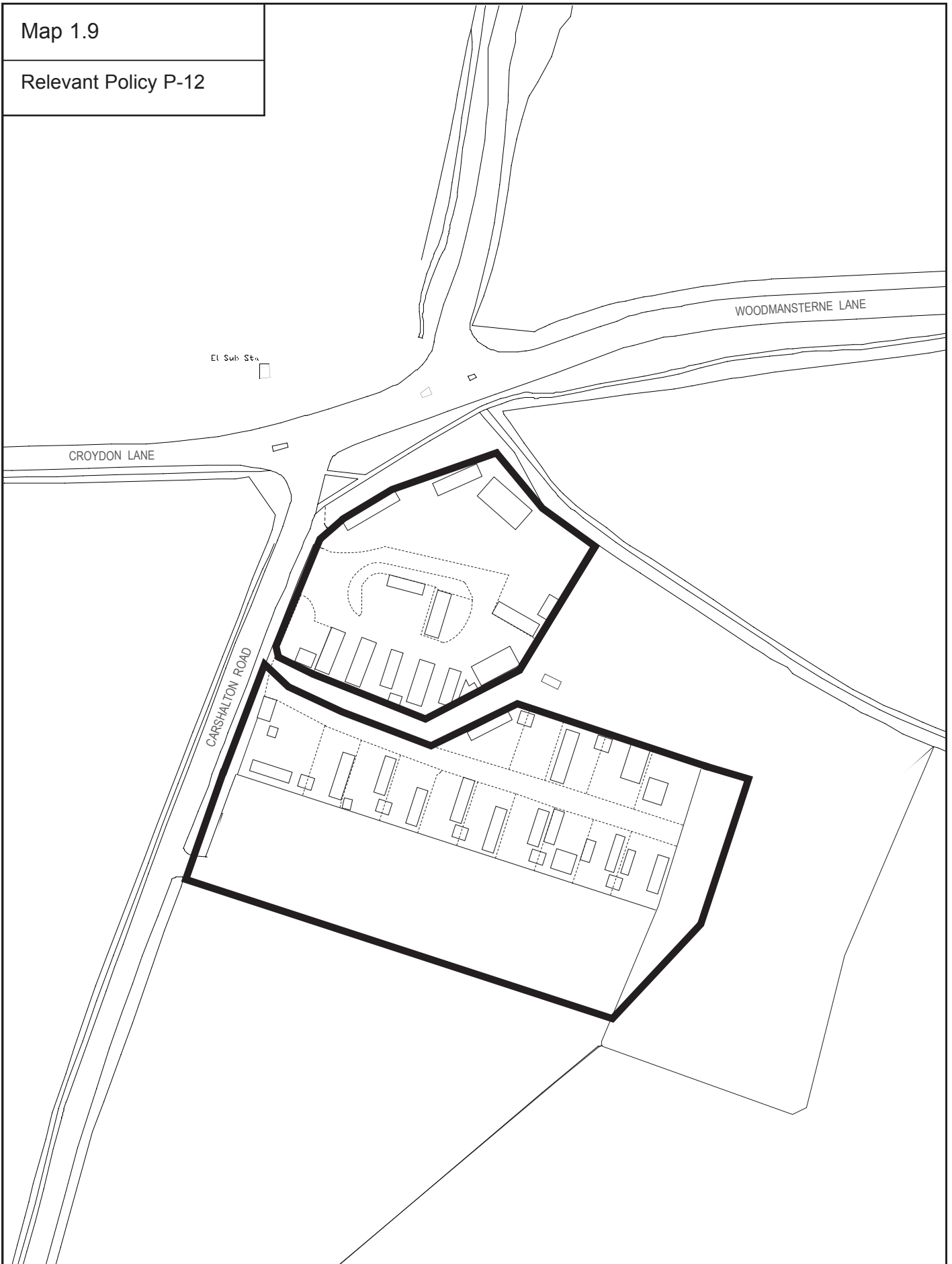
Worcester Park District Centre

SCHEDULE 1.B: LAND LIMITED TO GYPSY AND TRAVELLERS SITES

Map	Land Limited to Gypsy and Travellers Sites	Page
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Map 1.9

Relevant Policy P-12



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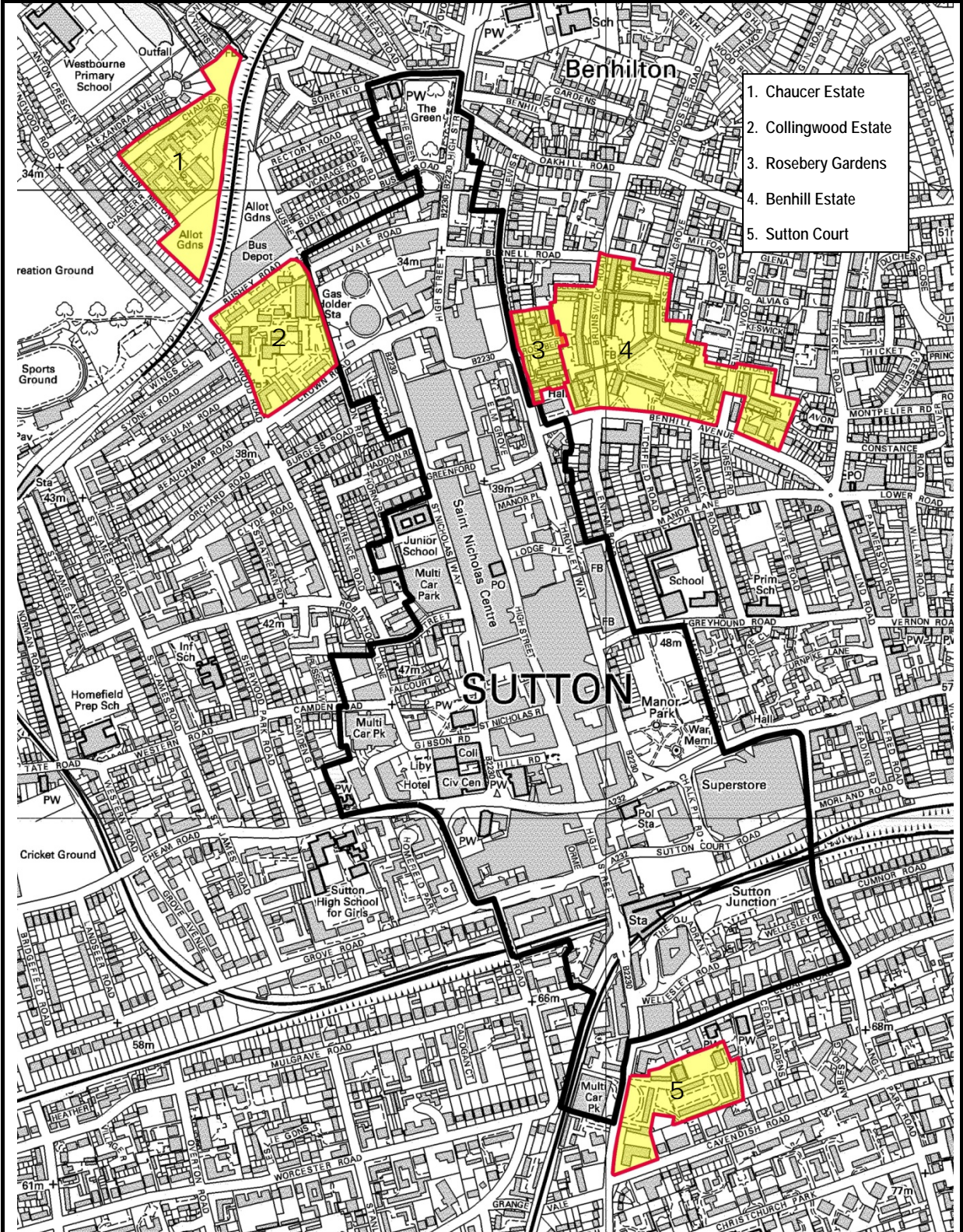


Land limited to Gypsy and Travellers Sites

 Boundary of Sites

SCHEDULE 1.C: POTENTIAL RENEWAL AREAS

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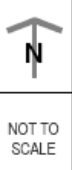



1. Chaucer Estate
2. Collingwood Estate
3. Rosebery Gardens
4. Benhill Estate
5. Sutton Court


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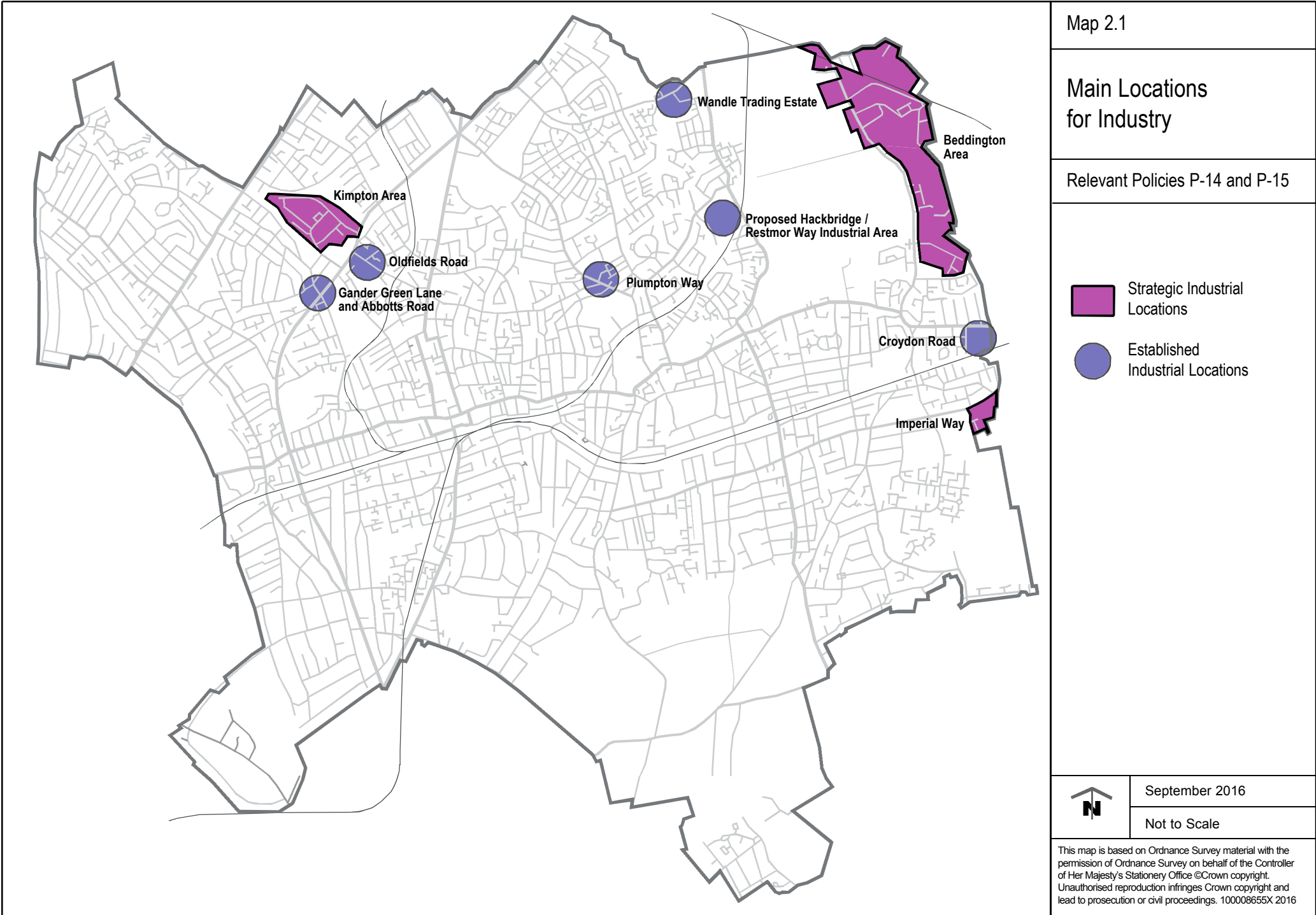
 Potential Renewal Areas

 Sutton Town Centre Boundary

APPENDIX 2

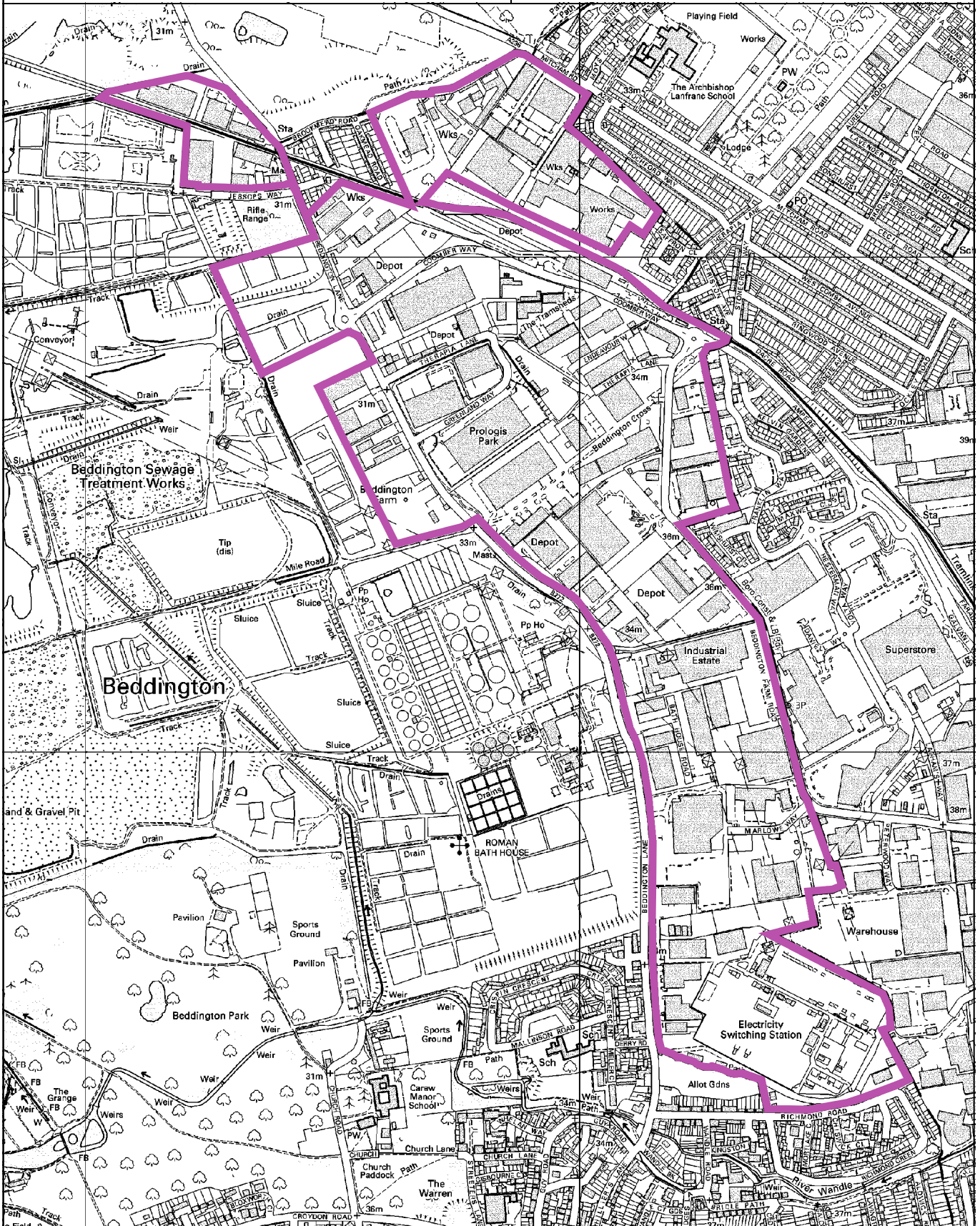
ENCOURAGING ENTERPRISE AND EMPLOYMENT

Strategic Industrial Locations and Established Industrial Areas



SCHEDULE 2.A: STRATEGIC INDUSTRIAL LOCATIONS

Map	Strategic Industrial Locations	Page
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2.3	Imperial Way Strategic Industrial Location	35
2.4	Kimpton Strategic Industrial Location	36



London Borough of Sutton



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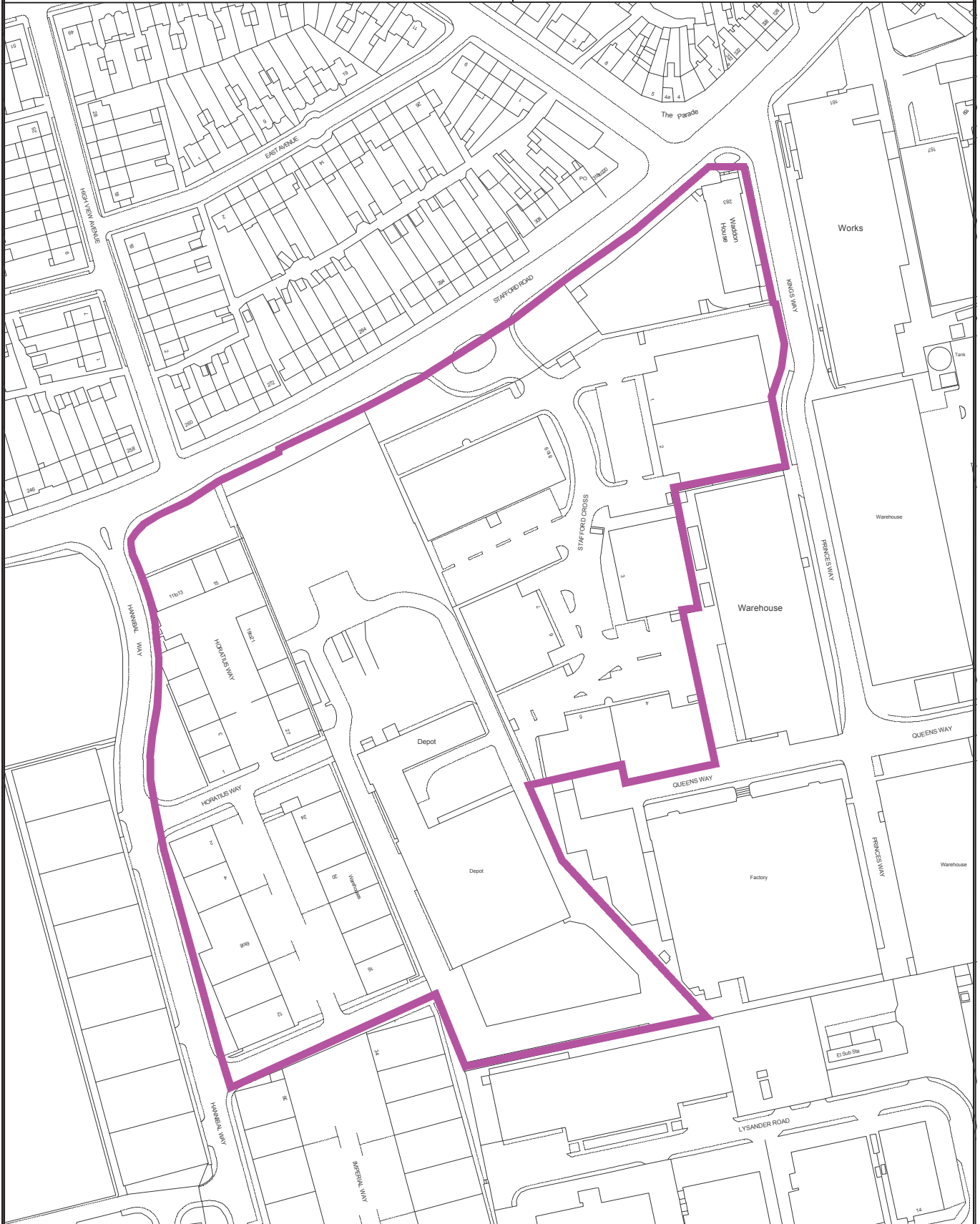
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Strategic Industrial Location

Beddington Strategic Industrial Location



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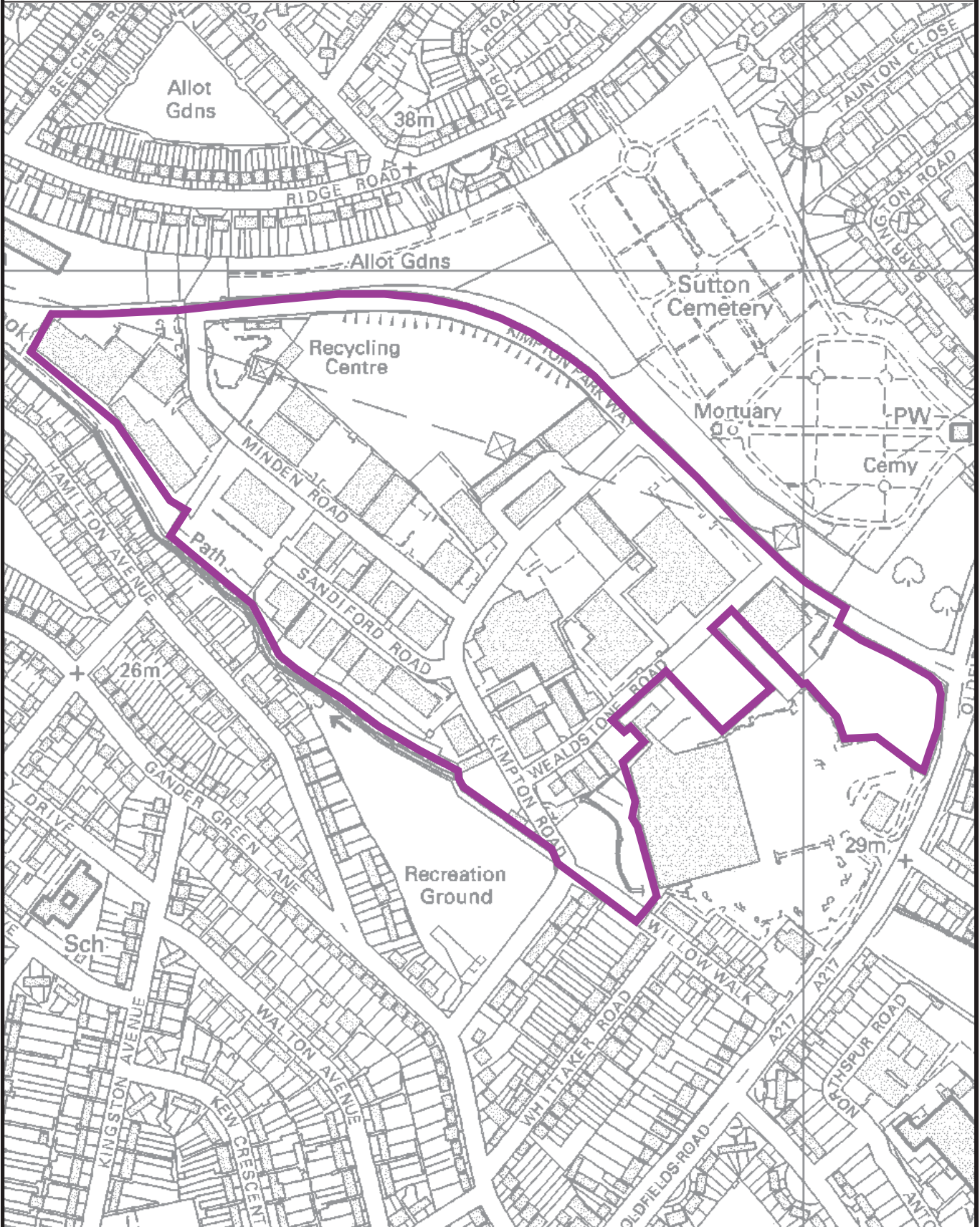
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Strategic Industrial Location

Imperial Way Strategic Industrial Location



London Borough of Sutton

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Strategic Industrial Location

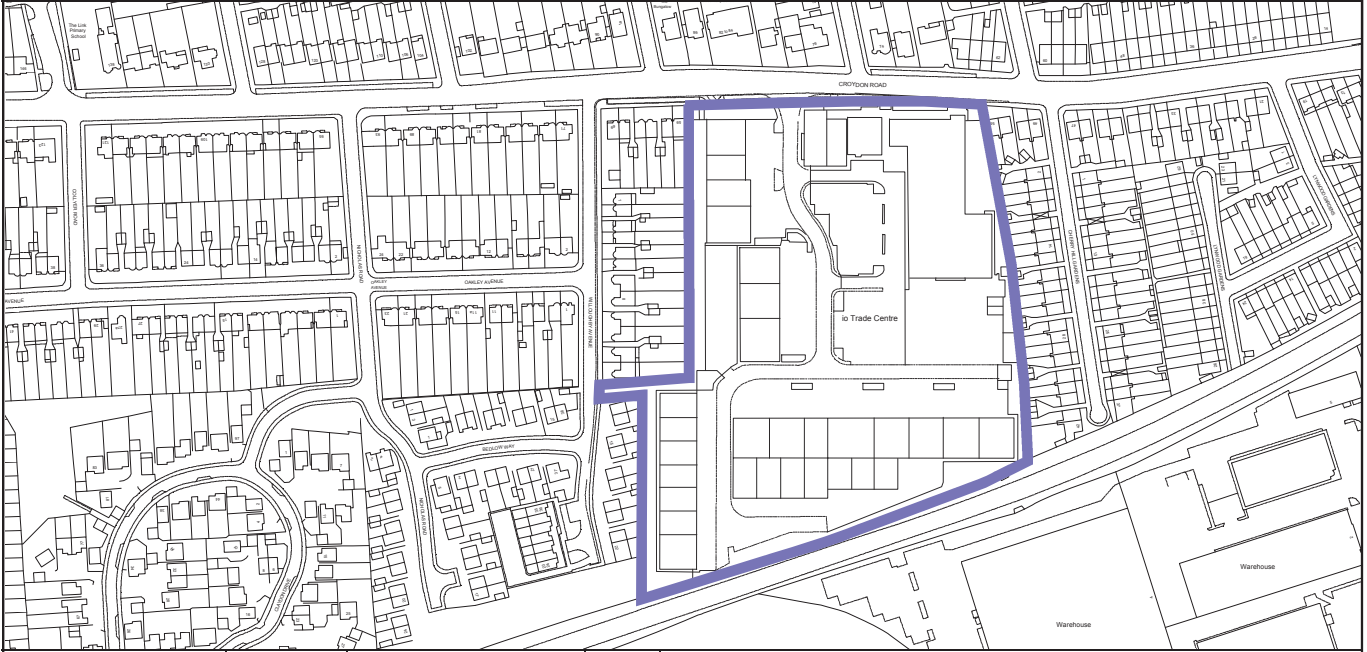
Kimpton Strategic Industrial Location

SCHEDULE 2.B: ESTABLISHED INDUSTRIAL AREAS

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2.6	Gander Green Lane and Abbots Road Industrial Area	38
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Map 2.5

Relevant Policies P-14 & P-15



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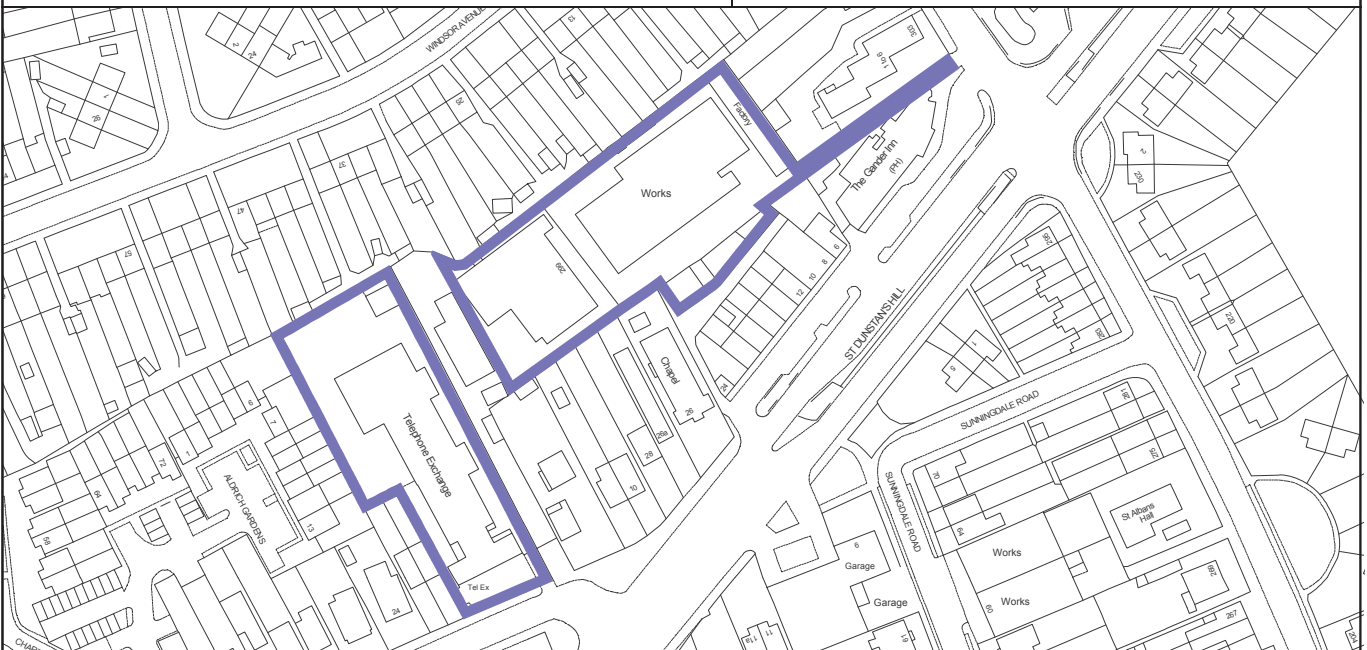
Established Industrial Location

Croydon Road Industrial Area

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

Map 2.6

Relevant Policies P-14 & P-15



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Established Industrial Location

Gander Green Lane and Abbots Road Industrial Area

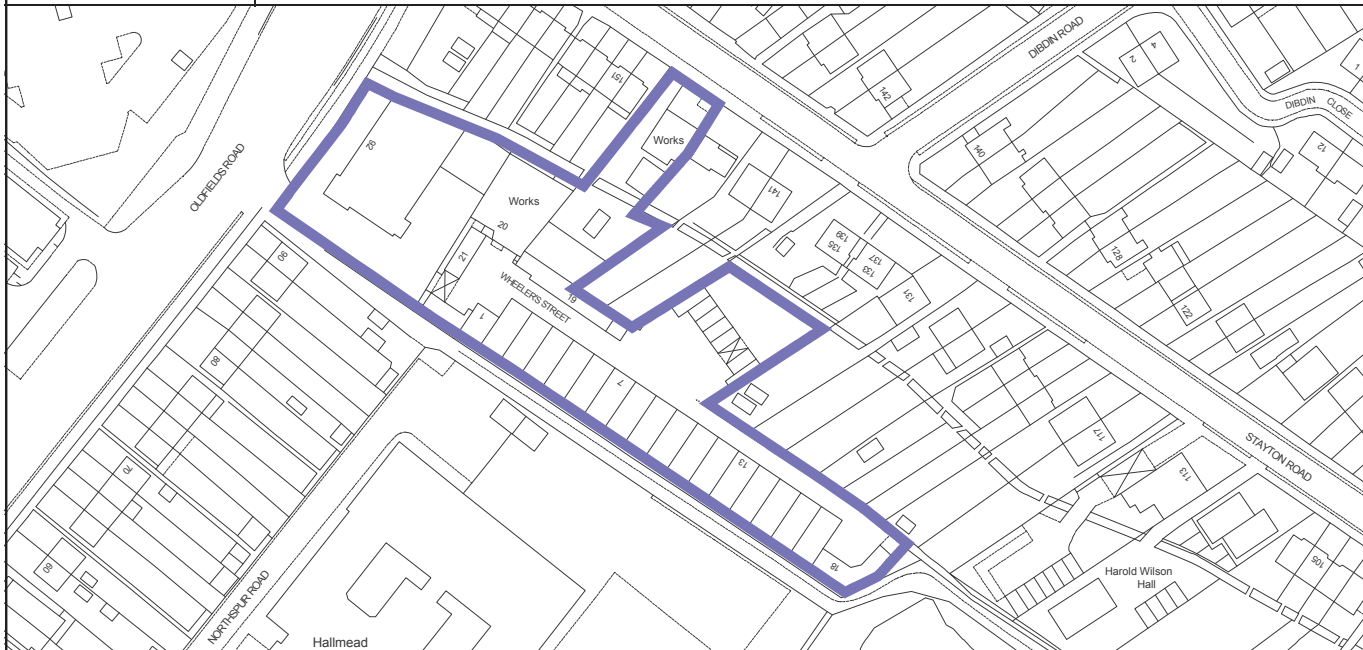
Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG



Map 2.7	Relevant Policies P-14 and P-15
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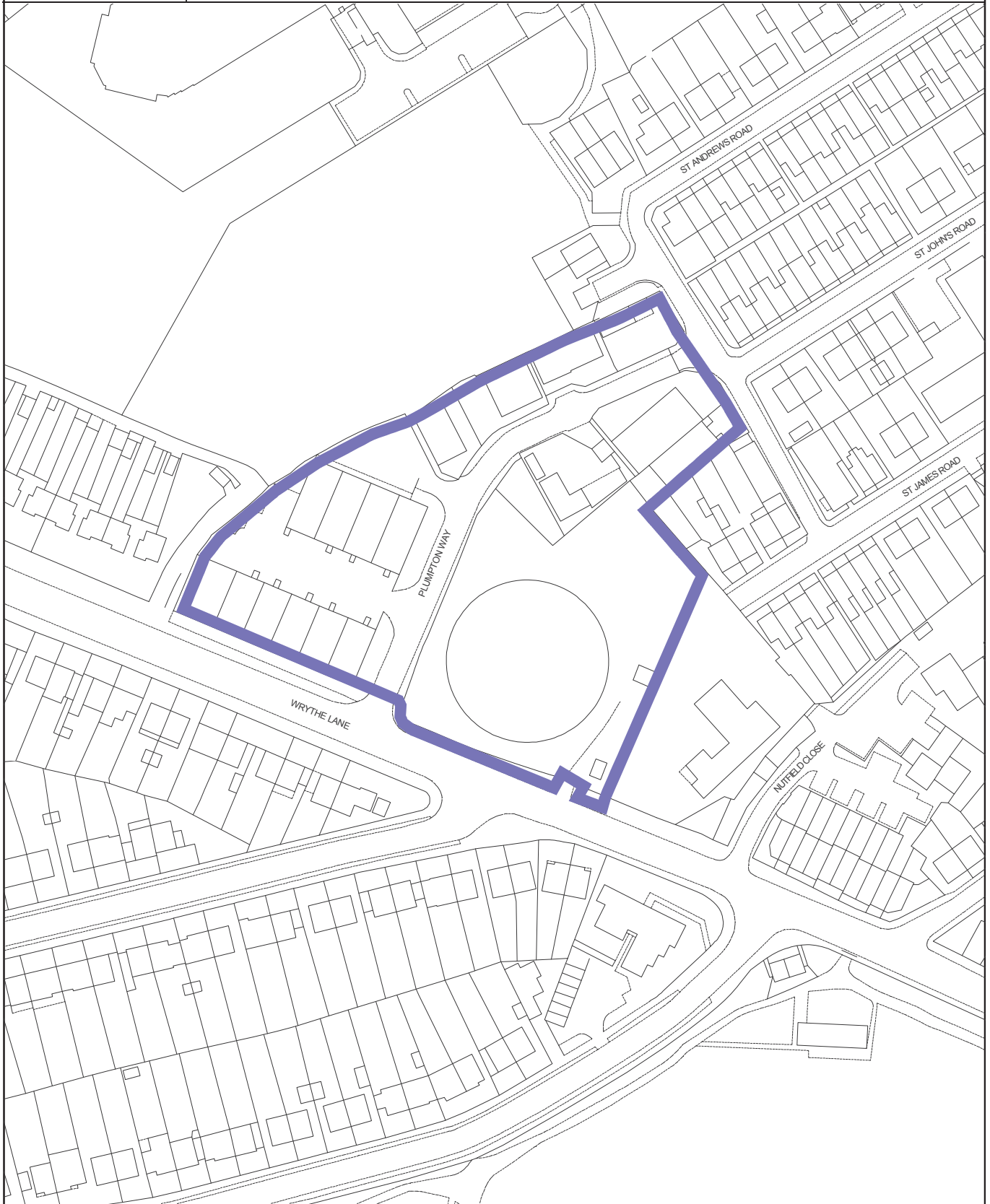


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Map 2.8	Relevant Policies P-14 and P-15
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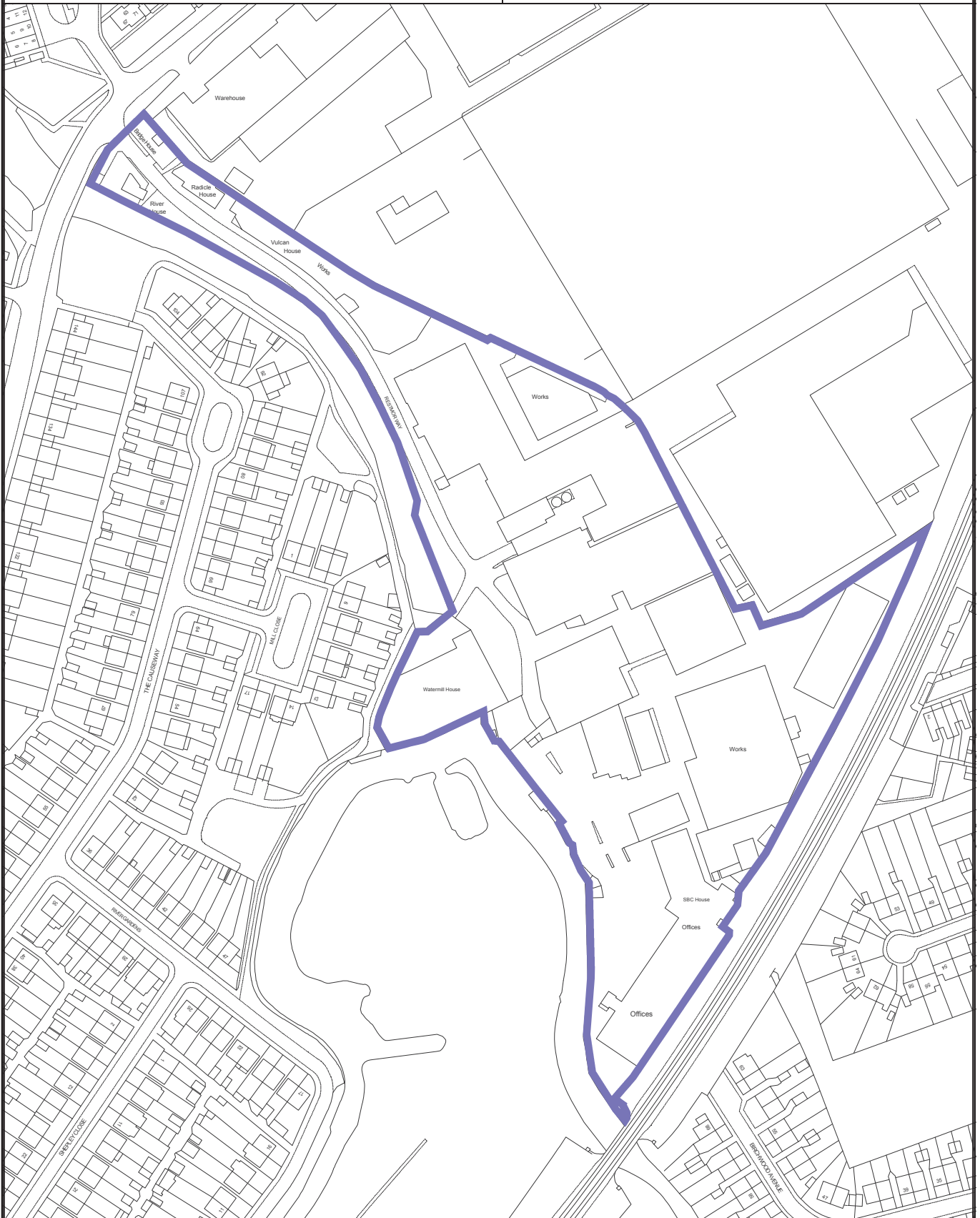
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Established Industrial Location

Plumpton Way Trading Estate and Gas holder



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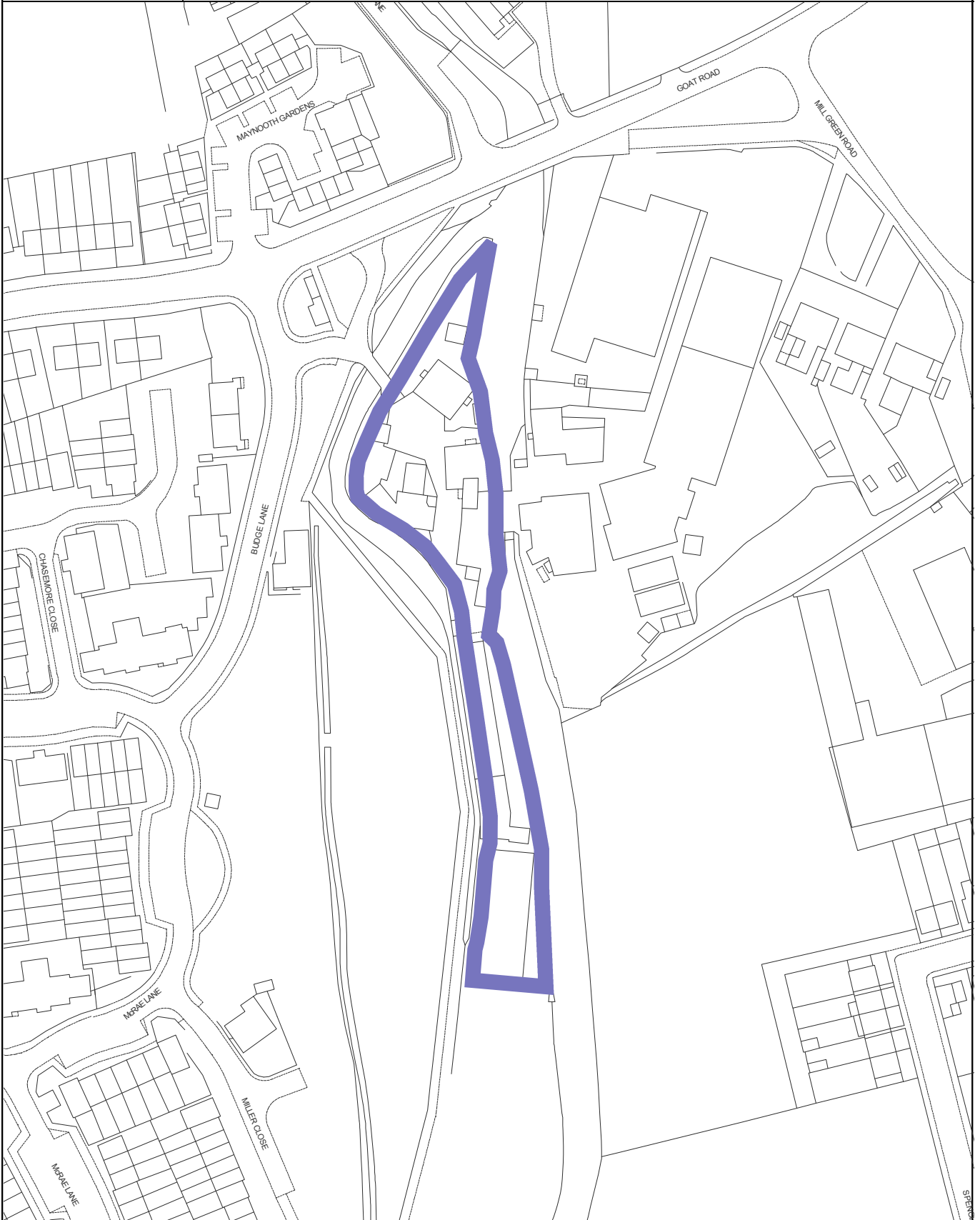
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Established Industrial Location

Restmor Way Industrial Area



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Established Industrial Location

Wandle Valley Trading Estate

APPENDIX 3




ENCOURAGING ENTERPRISE AND TOWN CENTRE

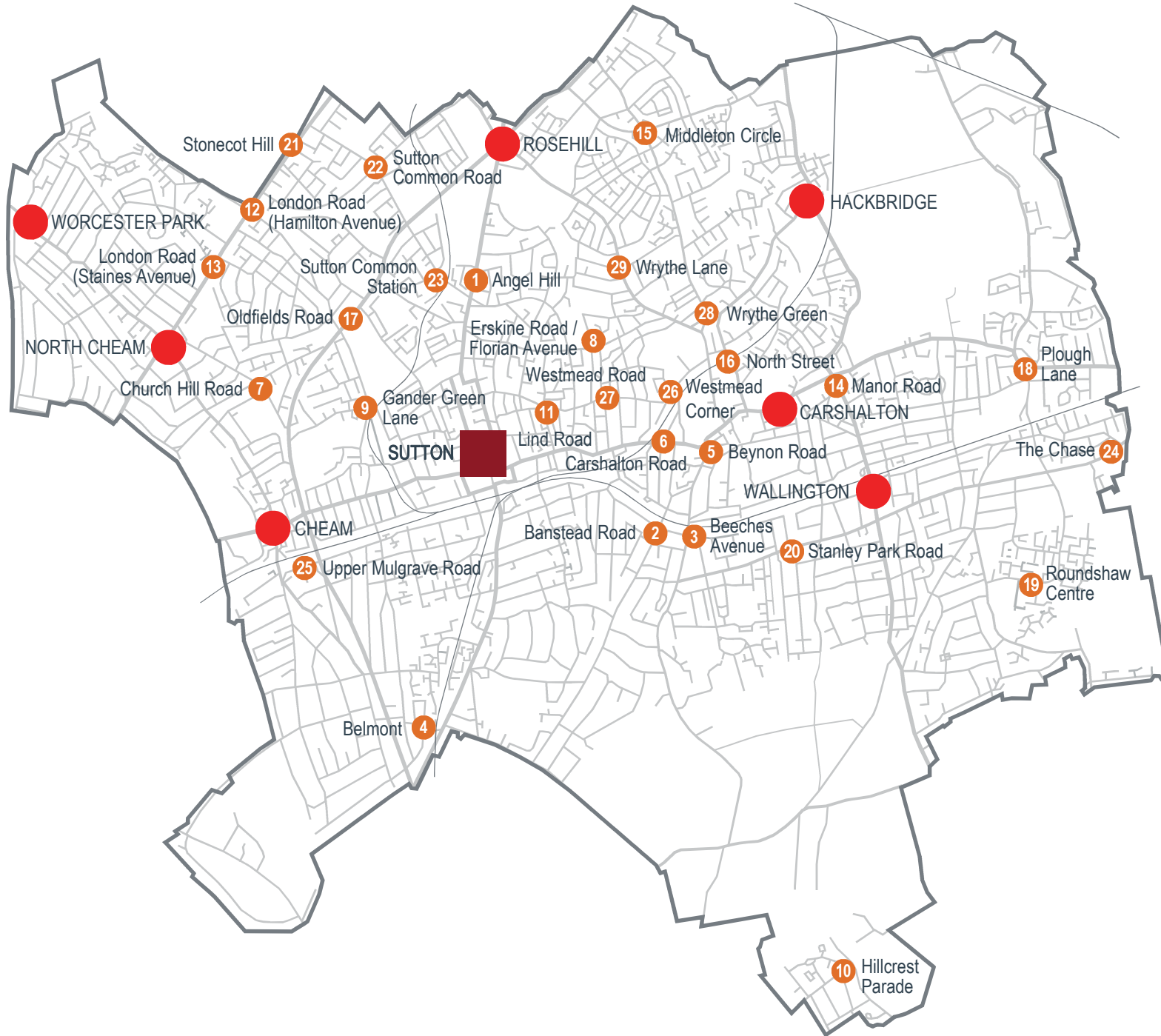
Town Centre Network, Metropolitan Centre, District Centres and Local Centres

Map 3.1

Town Centre Network

Relevant Policies P-3, P-17, P-18 and P-19

-  Metropolitan Centre
-  District Centre
-  Local Centre

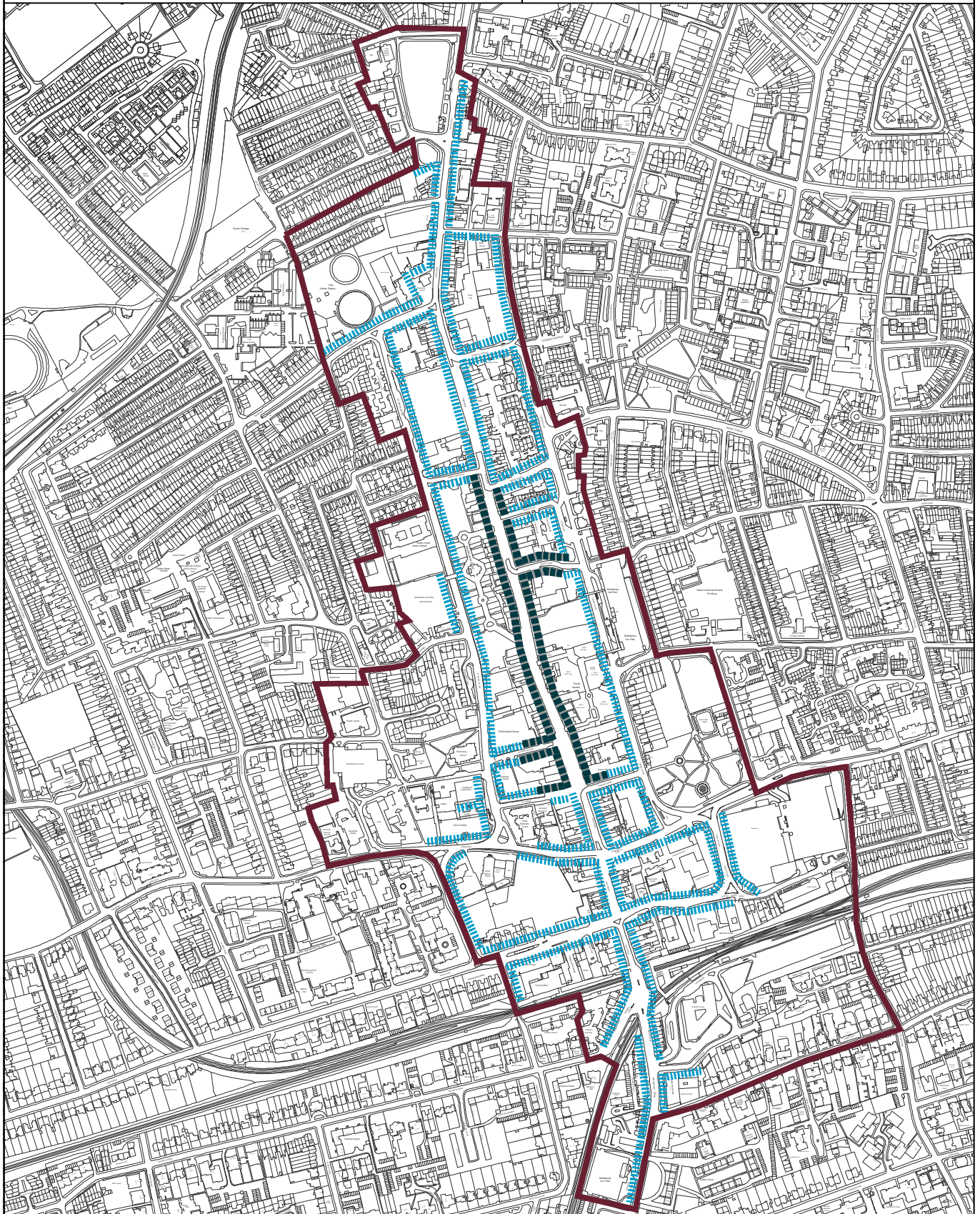


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SCHEDULE 3.A: METROPOLITAN CENTRE

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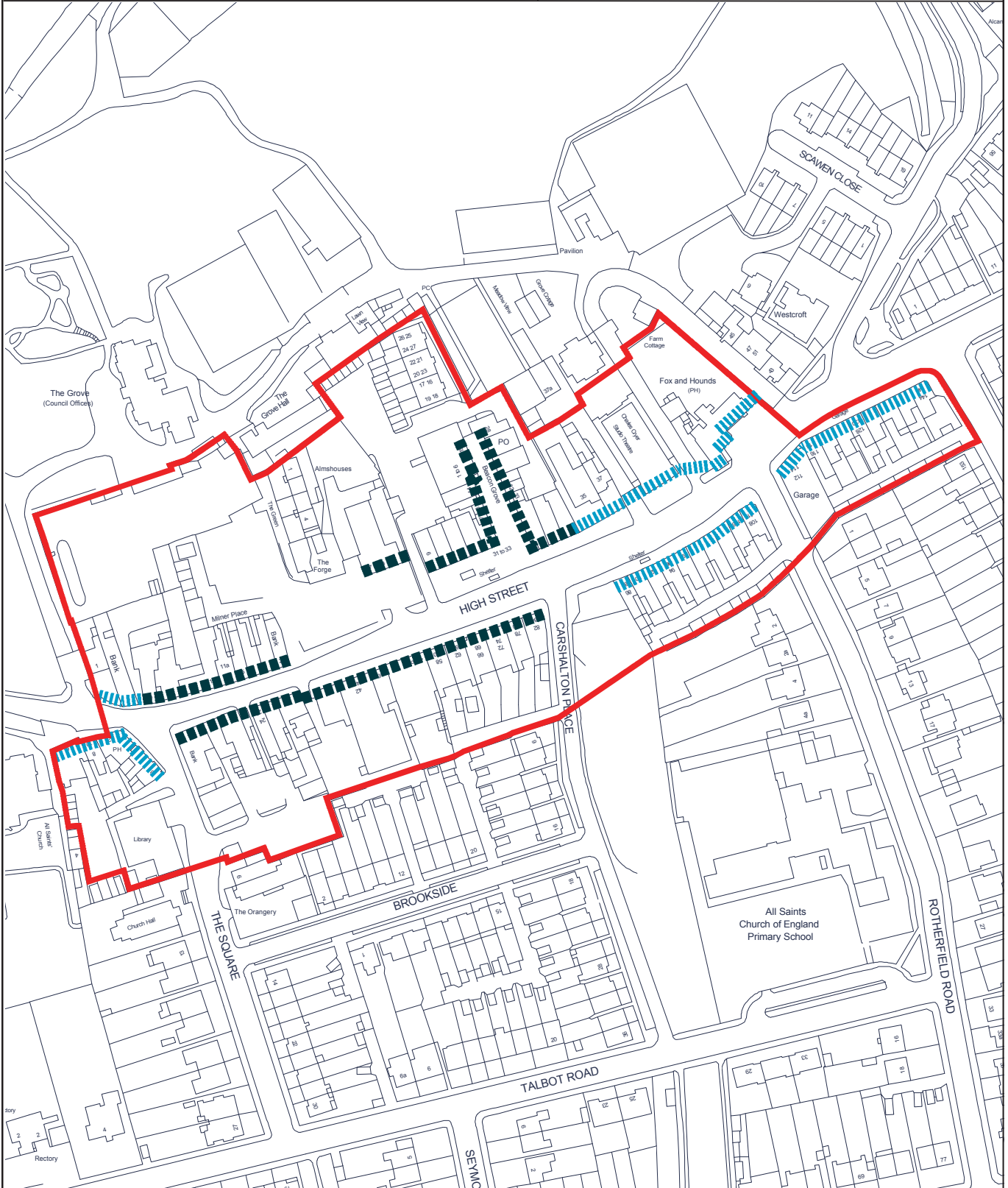
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Retail Frontages

- Town Centre Boundary
- Primary Shopping Frontage
- Secondary Shopping Frontage

SCHEDULE 3.B: DISTRICT CENTRES

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London Borough of Sutton






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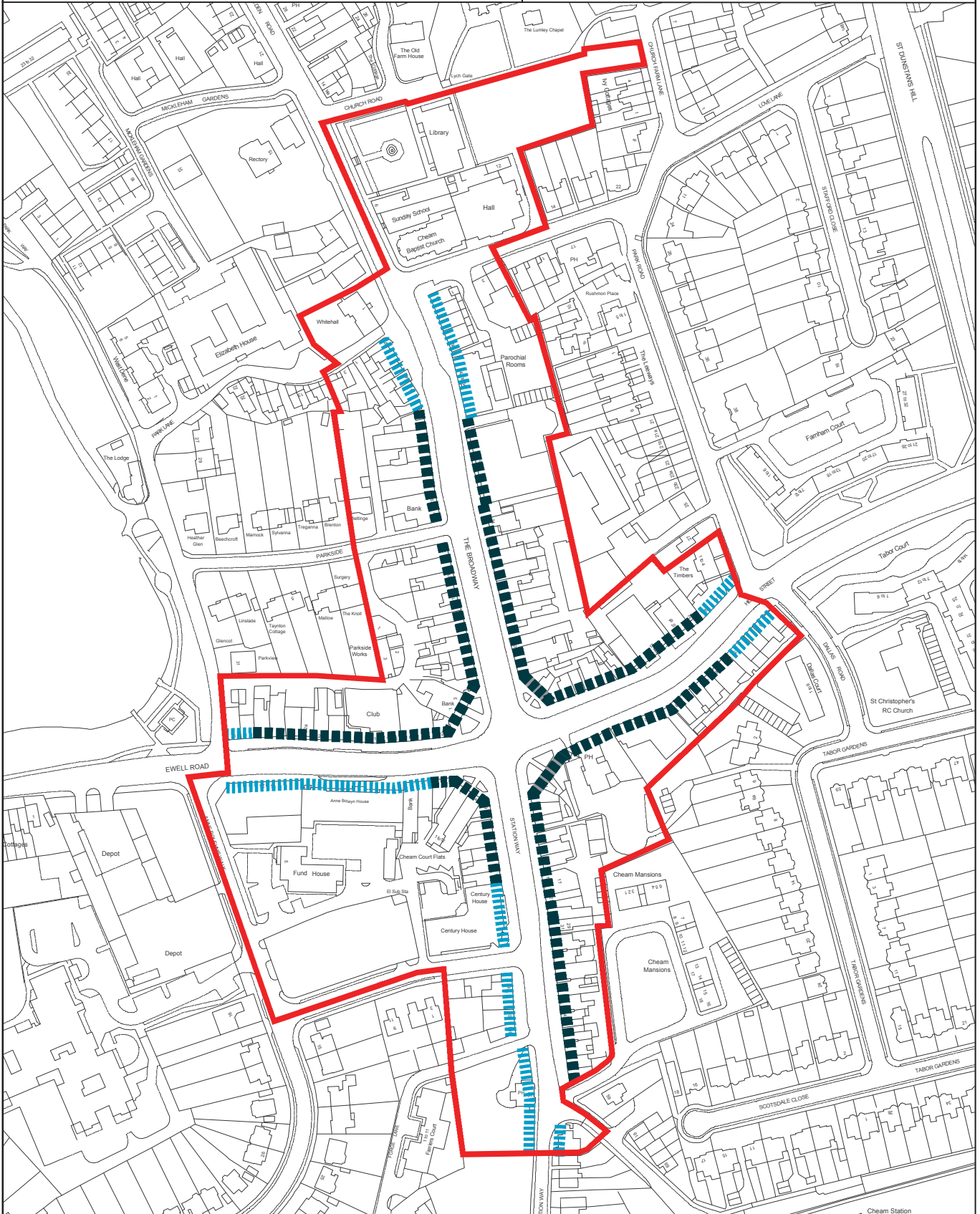


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Carshalton Village District Centre

-  District Centre Boundary
-  Primary Shopping Frontage
-  Secondary Shopping Frontage

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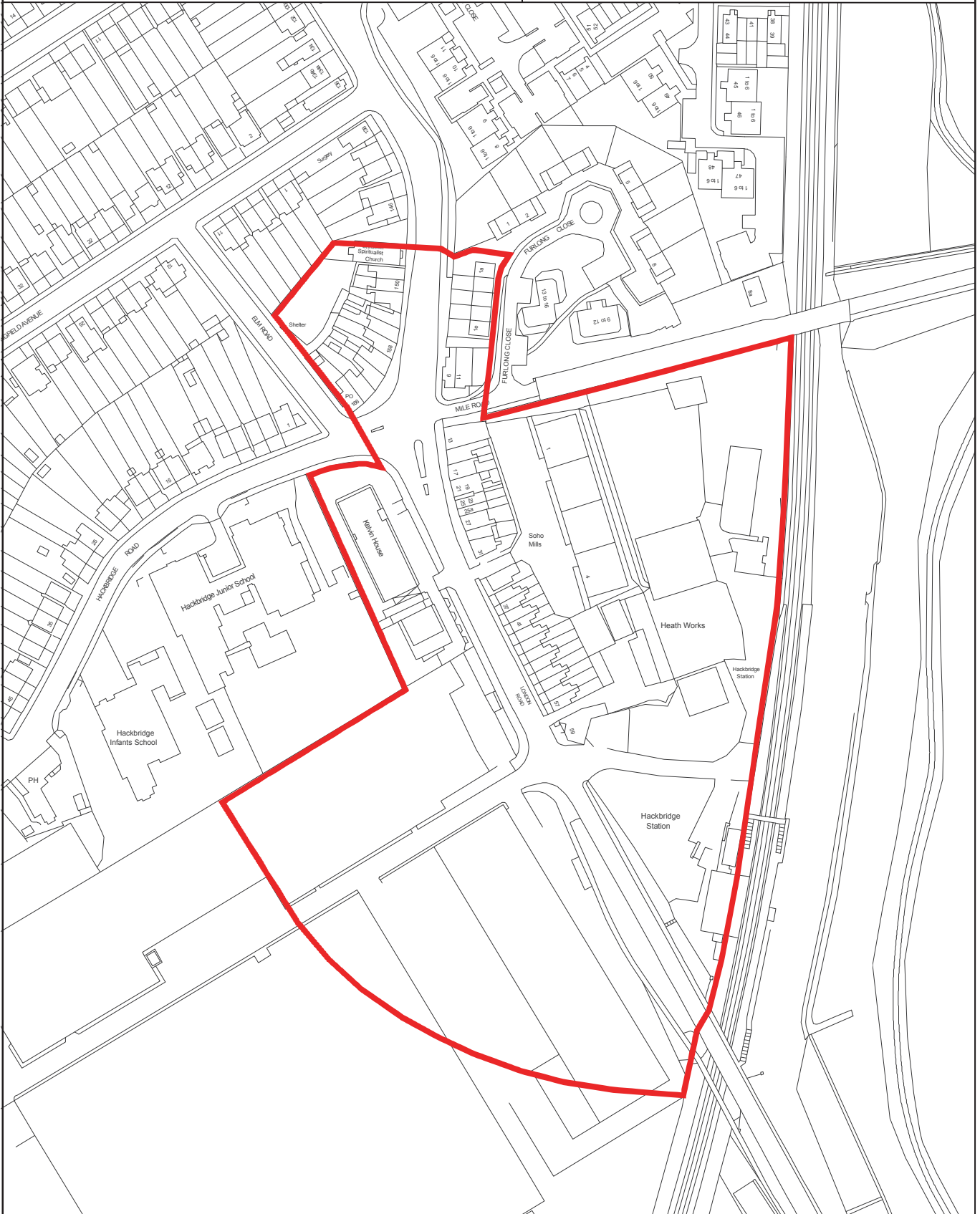
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Cheam Village District Centre

- District Centre Boundary
- Primary Shopping Frontage
- Secondary Shopping Frontage

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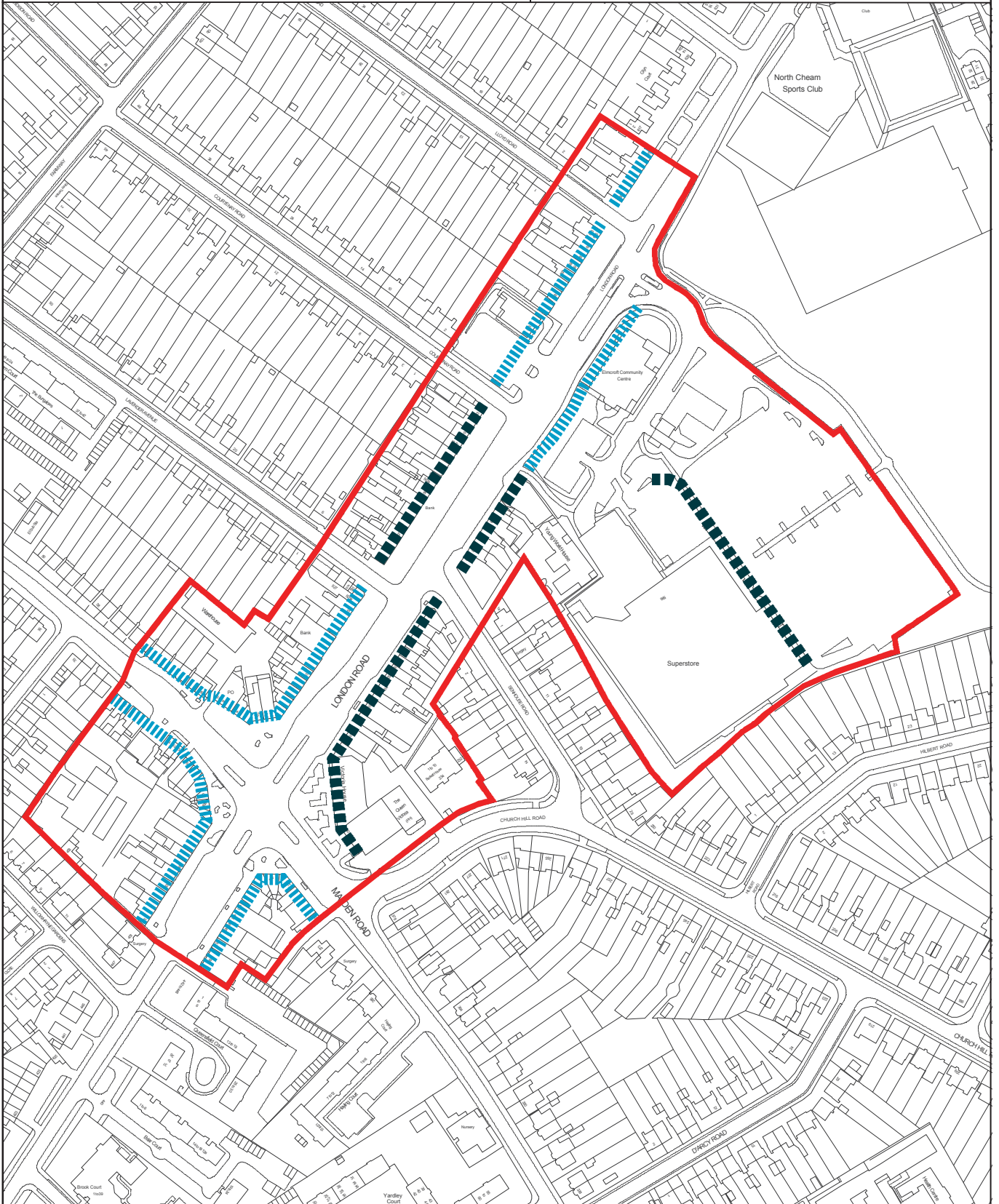


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Hackbridge District Centre

Indicative District Centre Boundary

Note: Until development of Site Allocations



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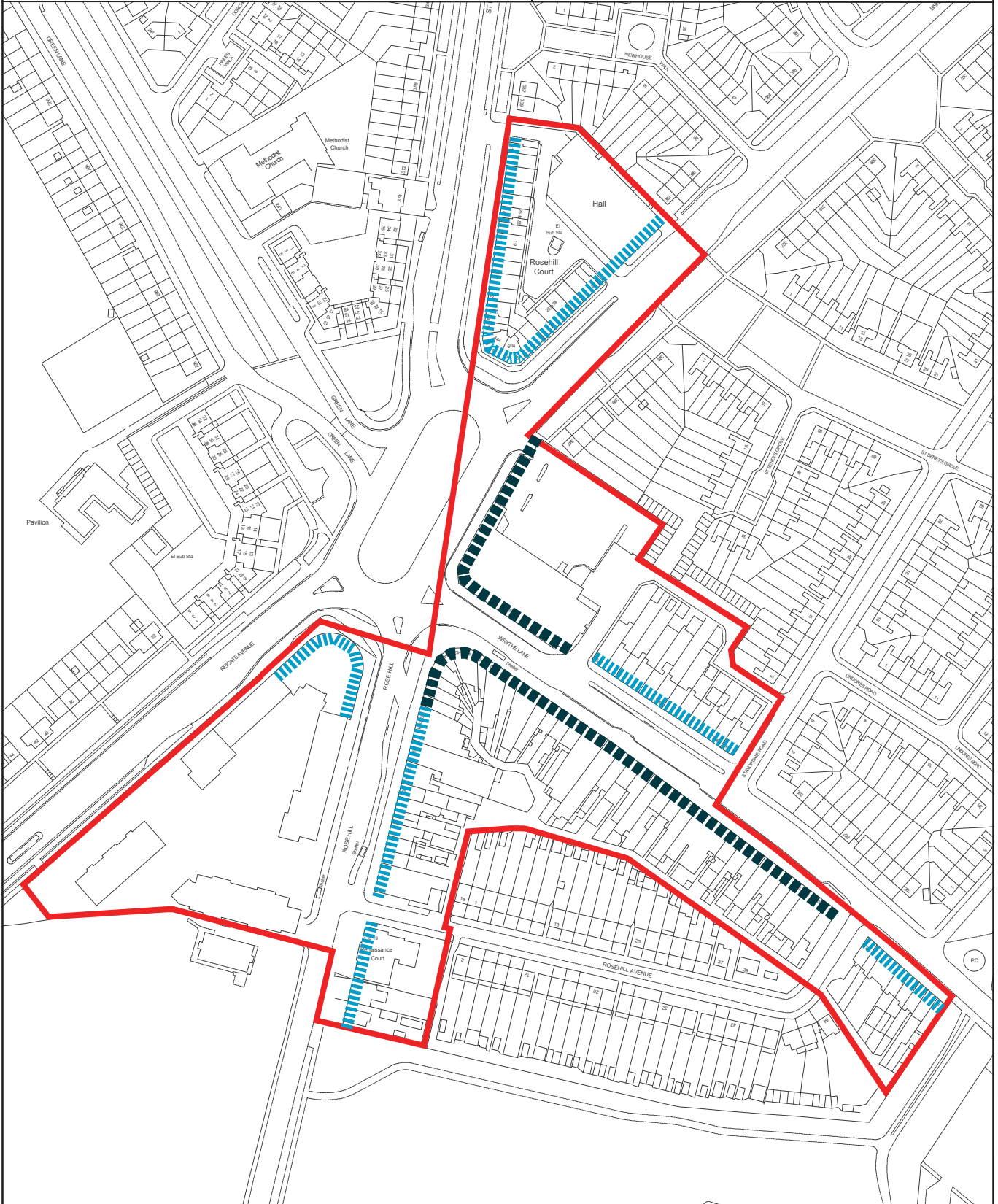


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North Cheam District Centre

-  District Centre Boundary
-  Primary Shopping Frontage
-  Secondary Shopping Frontage

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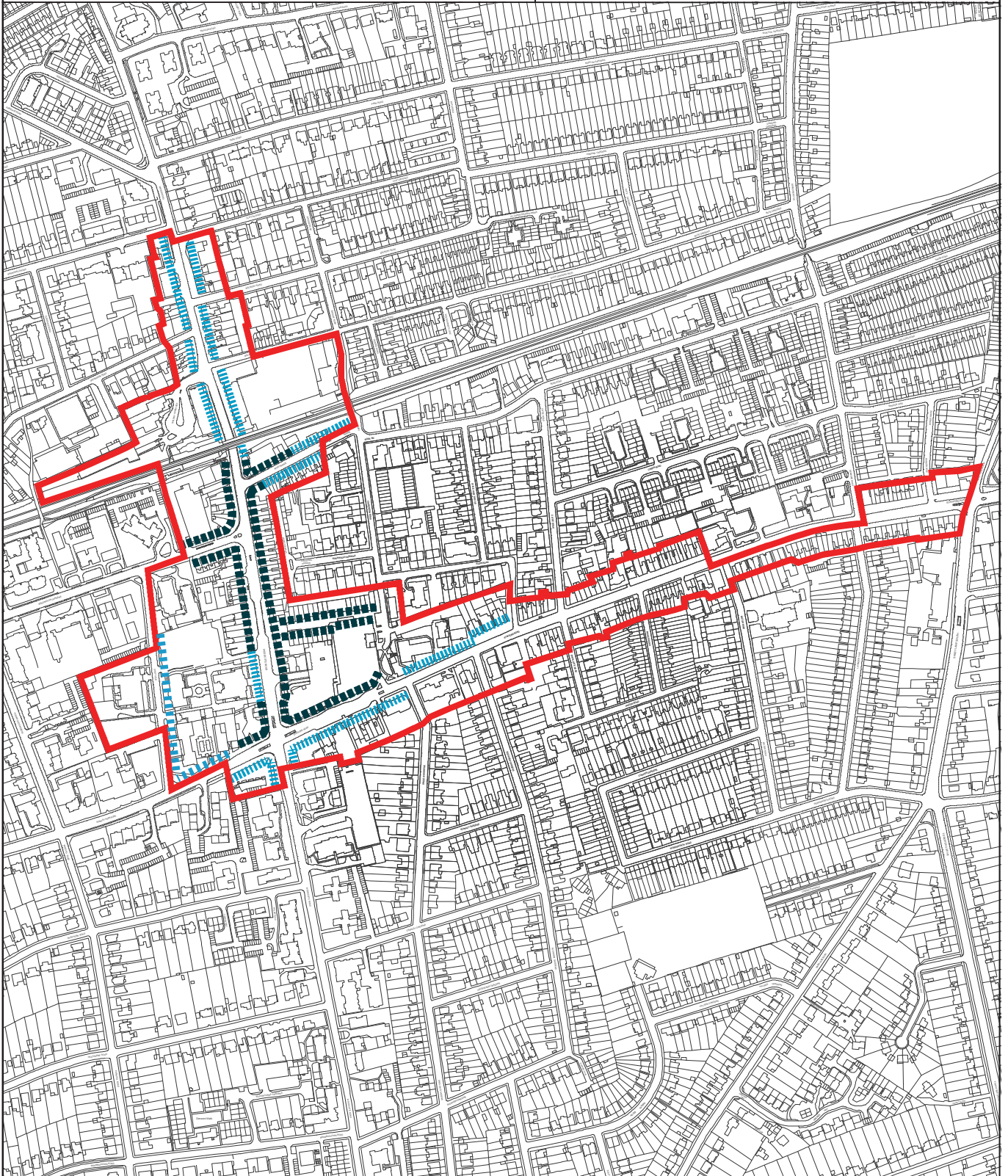


NOT TO SCALE

Rosehill District Centre

- District Centre Boundary
- Primary Shopping Frontage
- Secondary Shopping Frontage

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and Regeneration
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Carshalton
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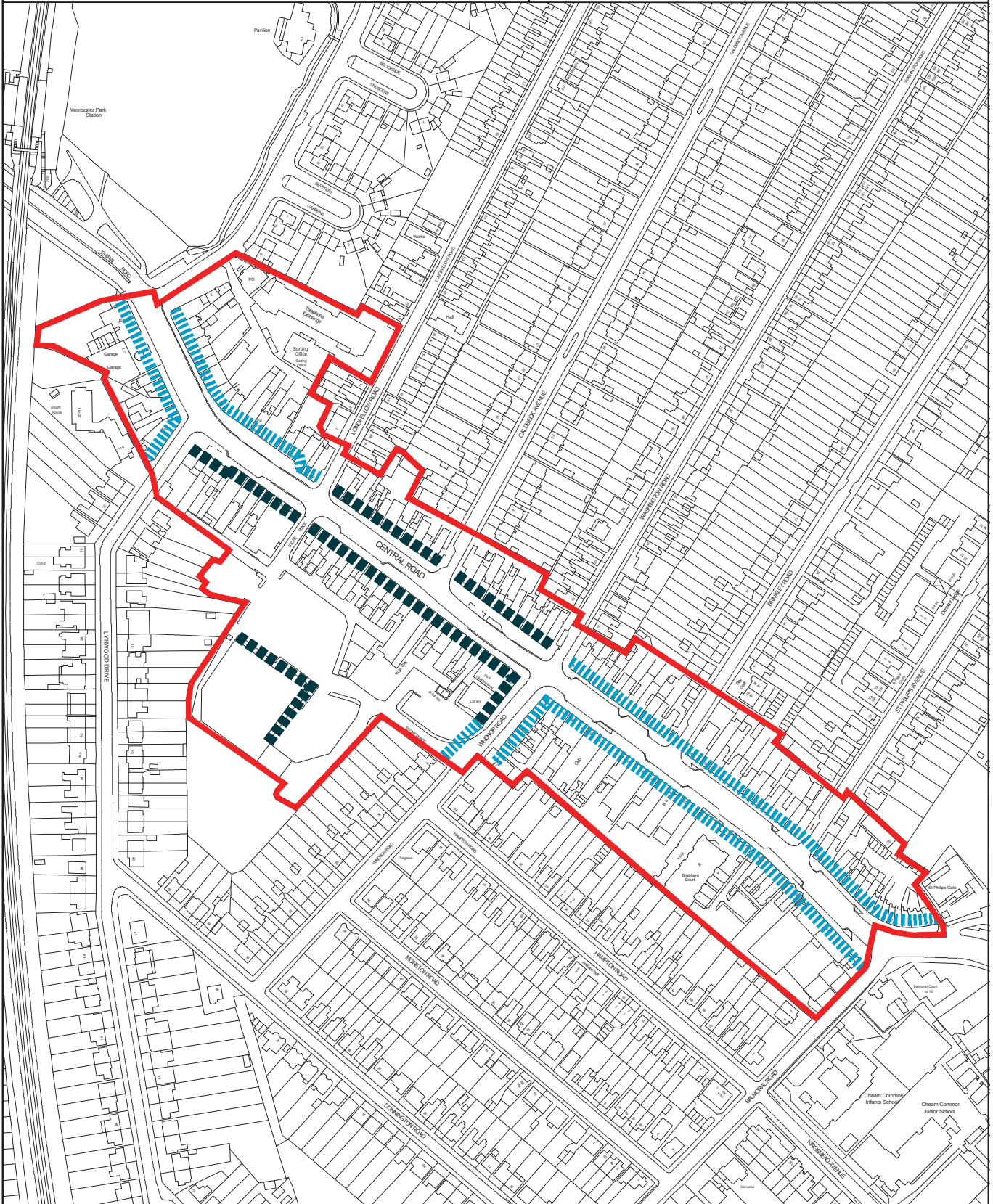
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NOT TO SCALE

Wallington District Centre

-  District Centre Boundary
-  Primary Shopping Frontage
-  Secondary Shopping Frontage



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Worcester Park District Centre

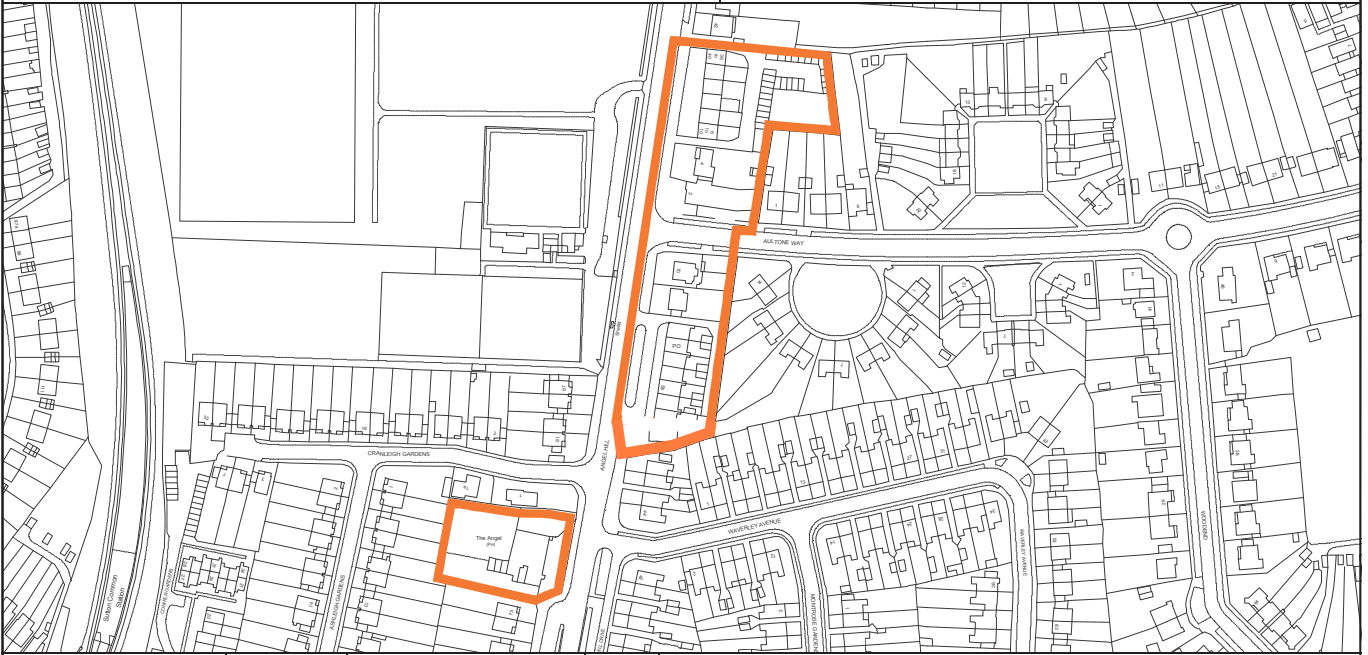
-  District Centre Boundary
-  Primary Shopping Frontage
-  Secondary Shopping Frontage

SCHEDULE 3.C: LOCAL CENTRES

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Map 3.10

Relevant Policy P-19



London Borough of Sutton



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Local Centre

Angel Hill

Environment, Housing and Regeneration
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Map 3.11

Relevant Policy P-19



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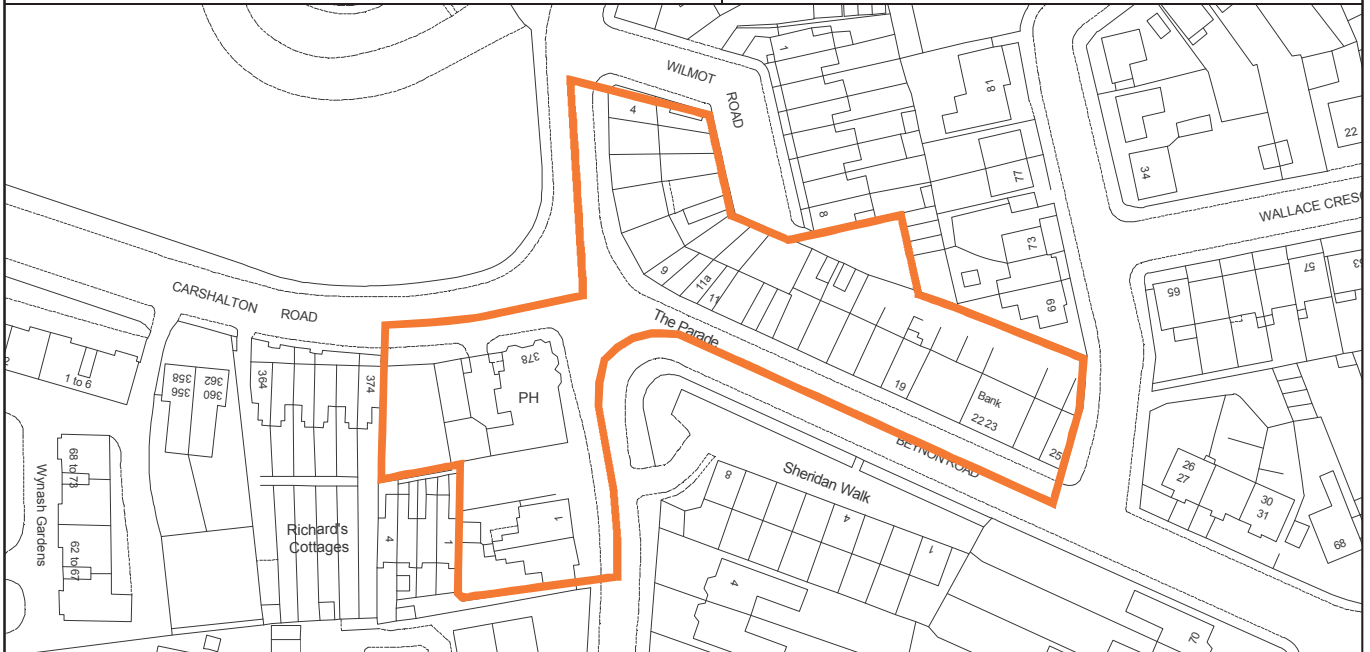
Local Centre

Banstead Road, Carshalton Beches

Environment, Housing and Regeneration
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Carshalton
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Map 3.14

Relevant Policy P-19



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Local Centre

Beynon Road

Environment, Housing and Regeneration
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Map 3.15

Relevant Policy P-19



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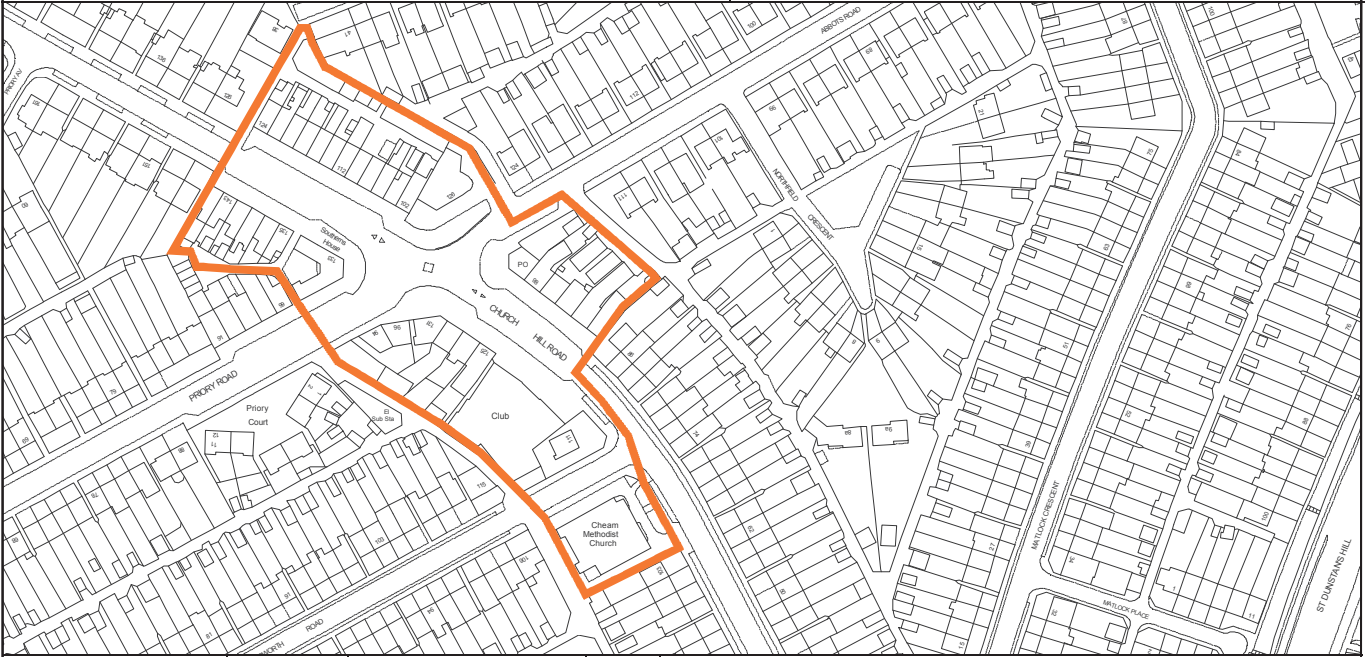
Local Centre

Carshalton Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
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Map 3.16

Relevant Policy P-19



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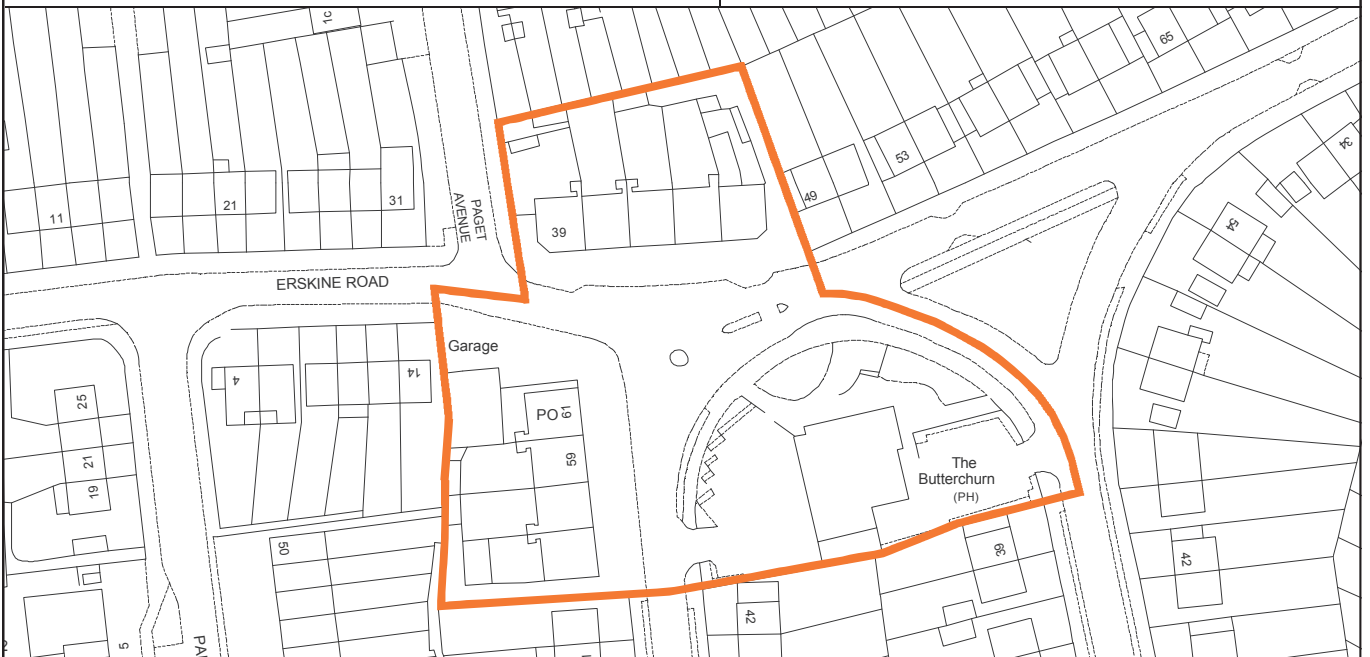
Local Centre

Church Hill Road

Environment, Housing and Regeneration
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Carshalton
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Map 3.17

Relevant Policy P-19



London Borough of Sutton



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Local Centre

Erskine Road / Florian Avenue

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Map 3.18

Relevant Policy P-19



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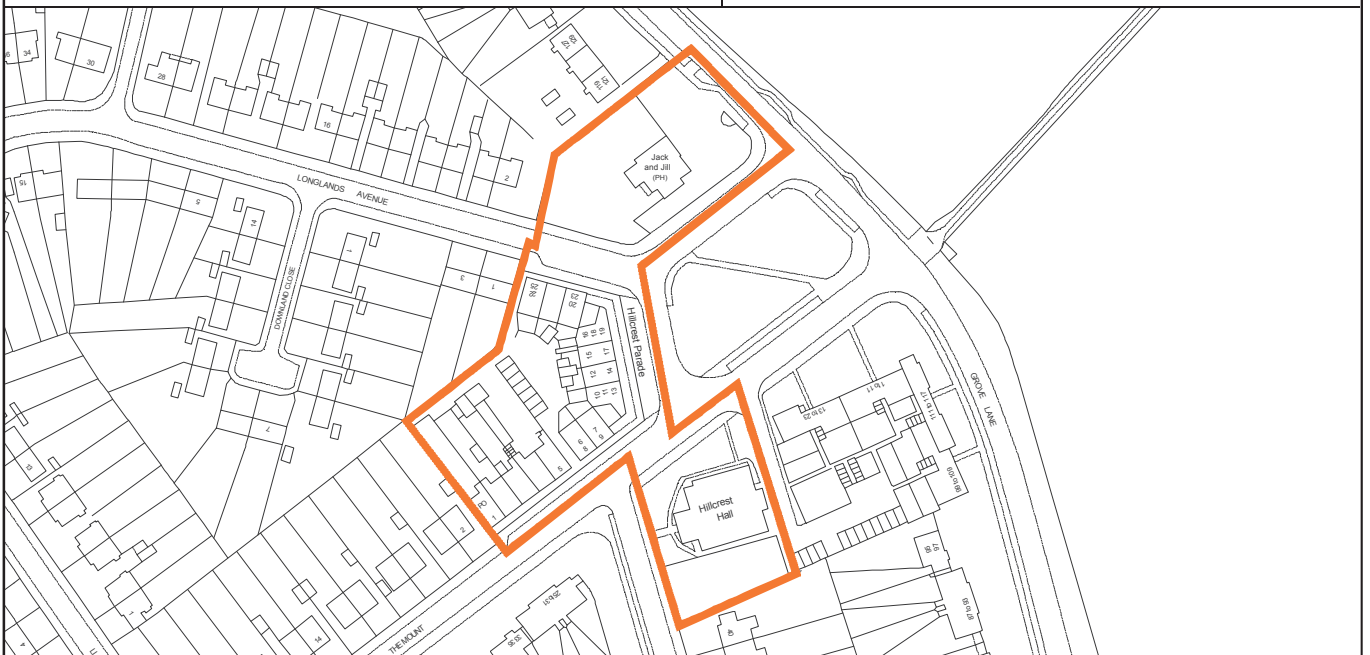
Local Centre

Gander Green Lane (West Sutton Station)

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
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Map 3.19

Relevant Policy P-19



London Borough of Sutton



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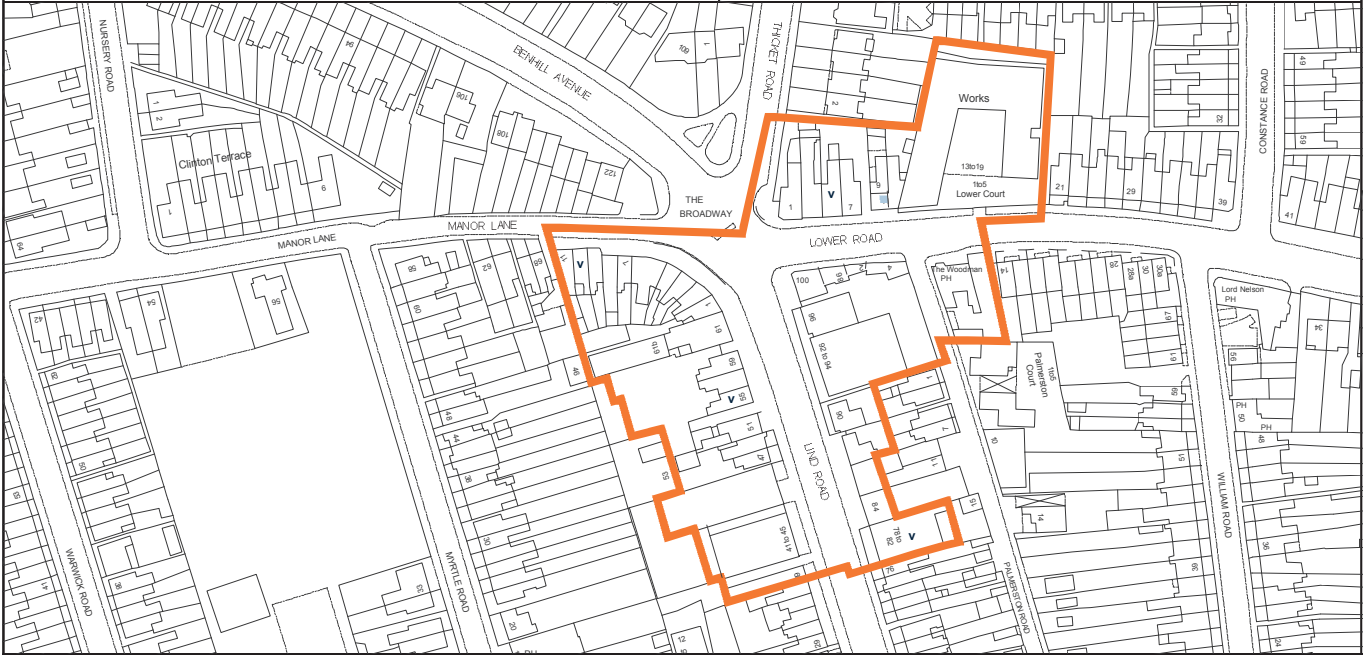
Local Centre

Hillcrest Parade, Clockhouse

Environment, Housing and Regeneration
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Carshalton
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Map 3.20

Relevant Policy P-19



London Borough of Sutton



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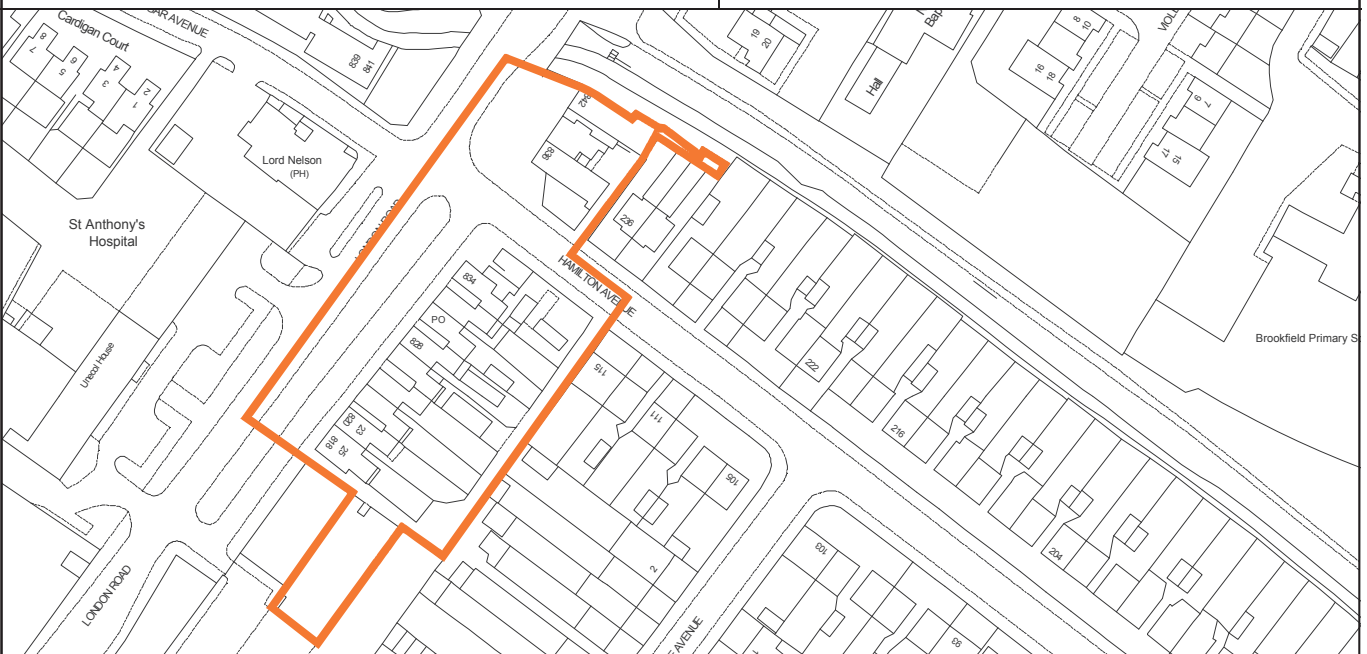
Local Centre

Lind Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG

Map 3.21

Relevant Policy P-19



London Borough of Sutton



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Local Centre

London Road (corner of Hamilton Avenue)

Environment, Housing and Regeneration
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Map 3.22

Relevant Policy P-19



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Local Centre

London Road (corner of Staines Avenue)

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Map 3.23

Relevant Policy P-19



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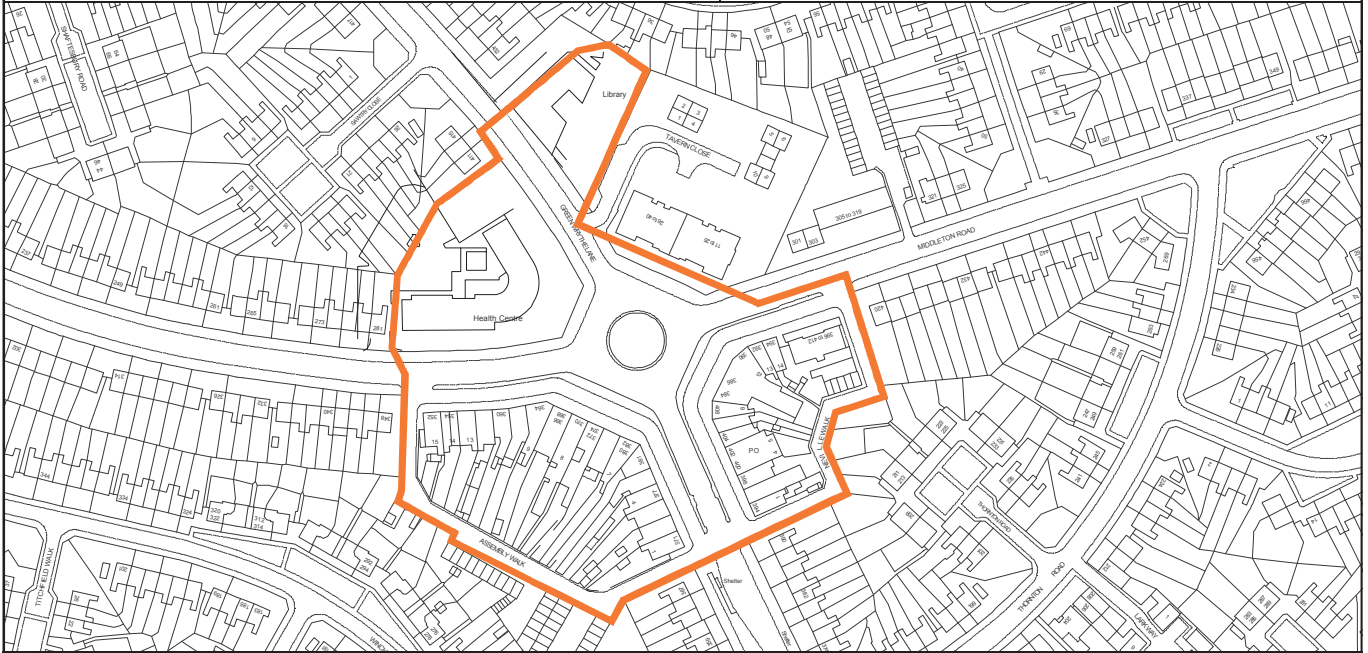
Local Centre

Manor Road, Wallington

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
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Map 3.24

Relevant Policy P-19



London Borough of Sutton



Environment, Housing and Regeneration
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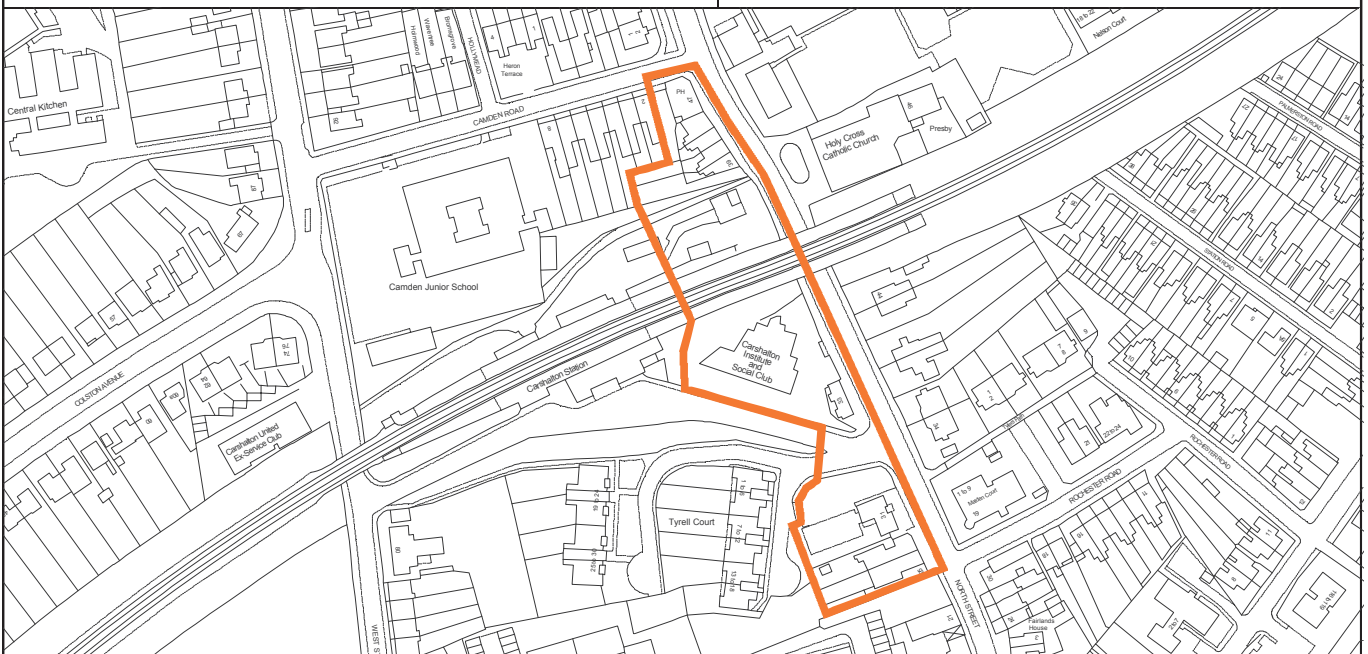
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Local Centre

Middleton Circle

Map 3.25

Relevant Policy P-19



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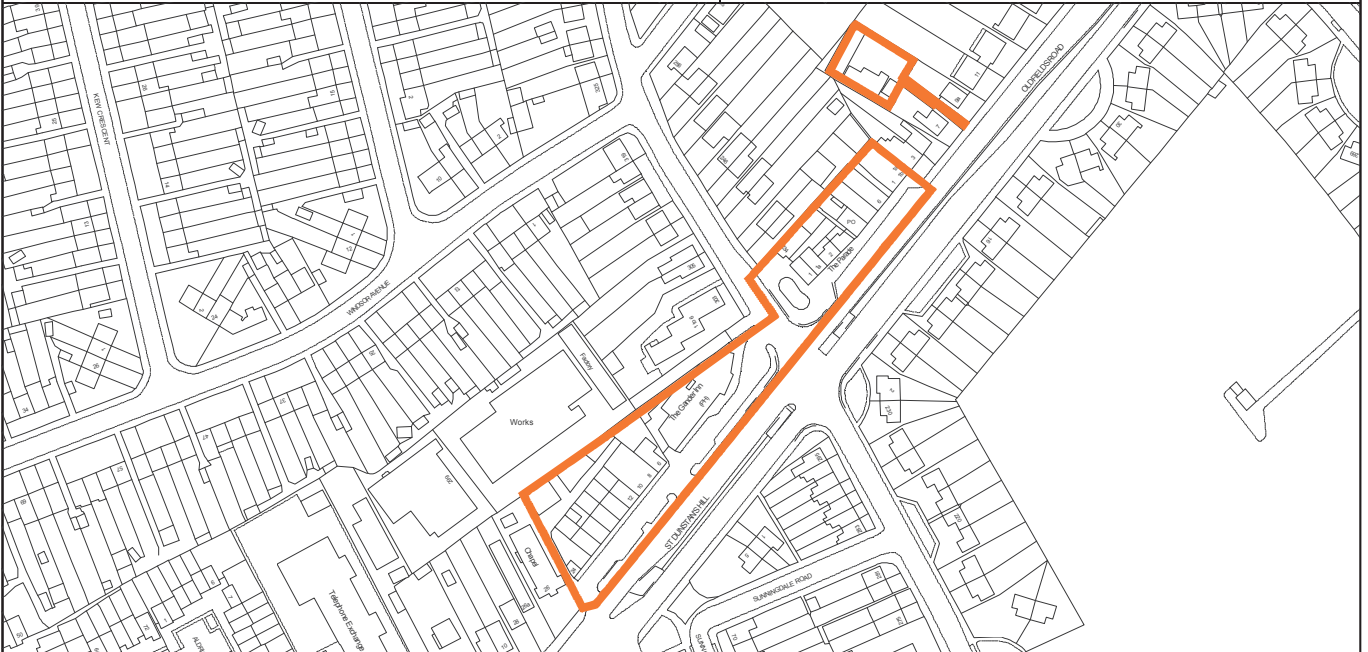
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Local Centre

North Street (Carshalton Station)

Map 3.26

Relevant Policy P-19



London Borough of Sutton



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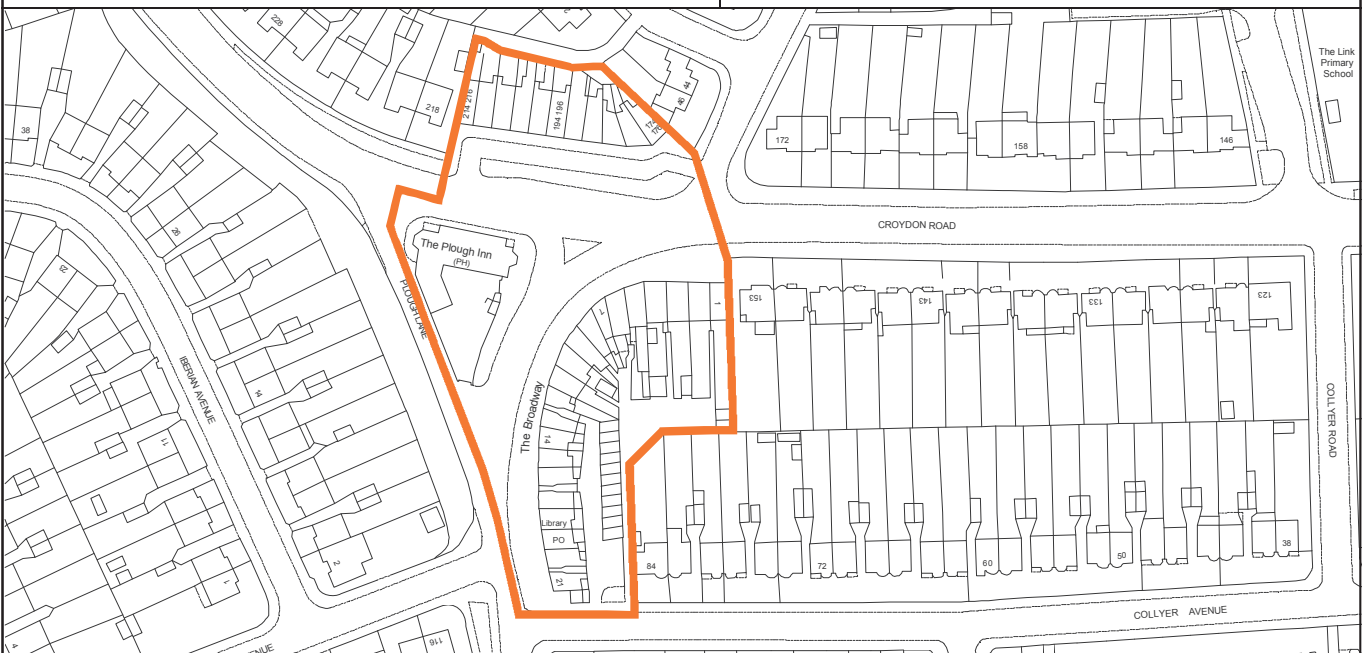
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Local Centre

Oldfields Road

Map 3.27

Relevant Policy P-19



London Borough of Sutton



Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG



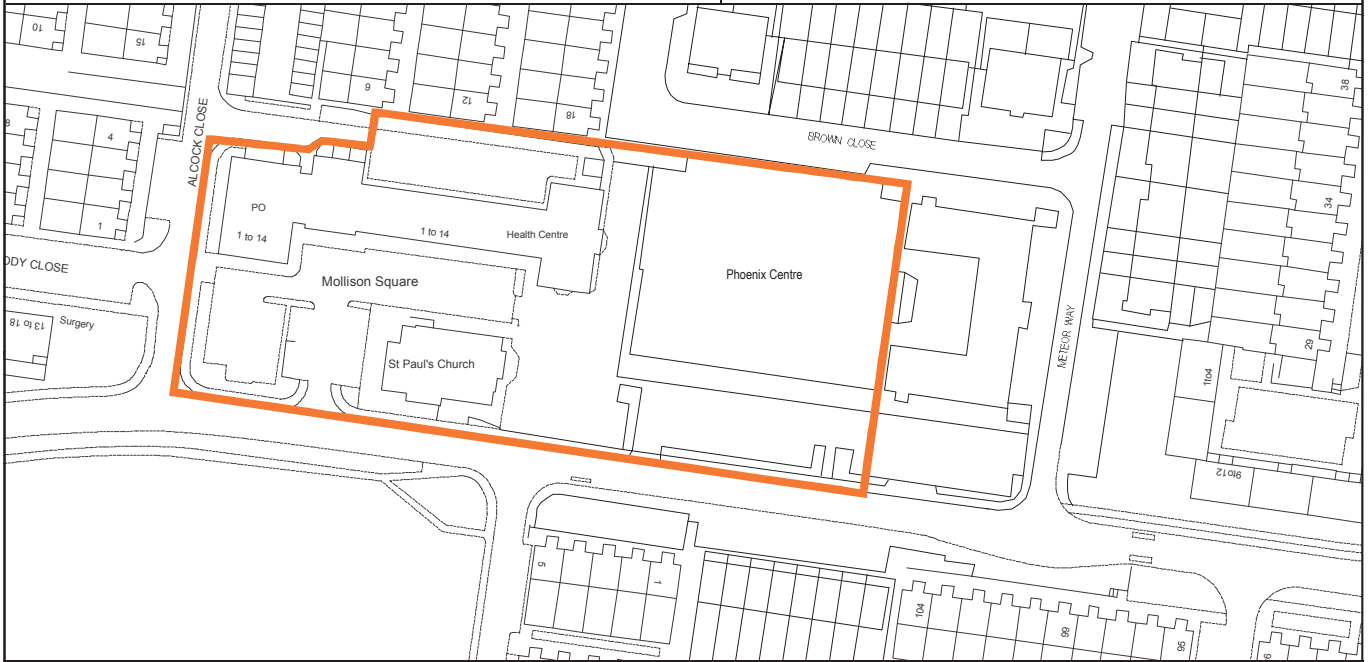
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Local Centre

Plough Lane, Beddington

Map 3.28

Relevant Policy P-19



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Local Centre

Roundshaw Centre

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Map 3.29

Relevant Policy P-19



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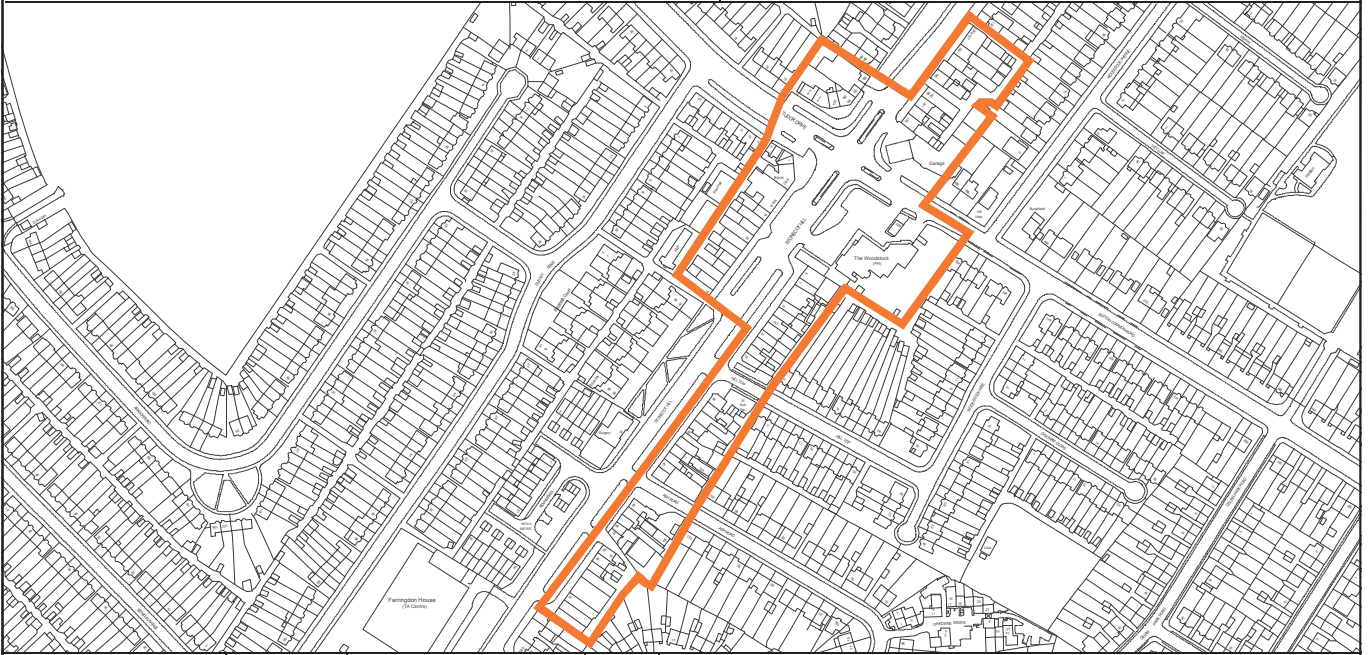
Local Centre

Stanley Park Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
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Map 3.30

Relevant Policy P-19



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Local Centre

Stonecote Hill

Environment, Housing and Regeneration
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Carshalton
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Map 3.31

Relevant Policy P-19



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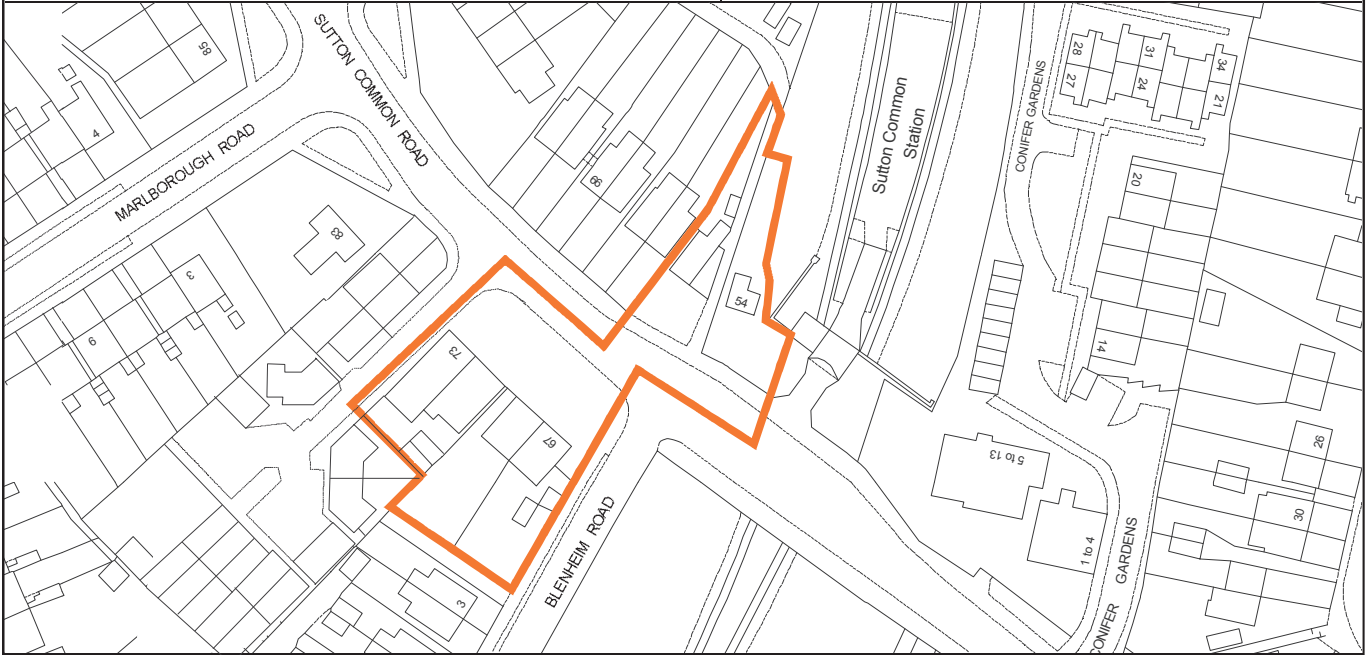
Local Centre

Sutton Common Road

Environment, Housing and Regeneration
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Carshalton
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Map 3.32

Relevant Policy P-19



London Borough of Sutton



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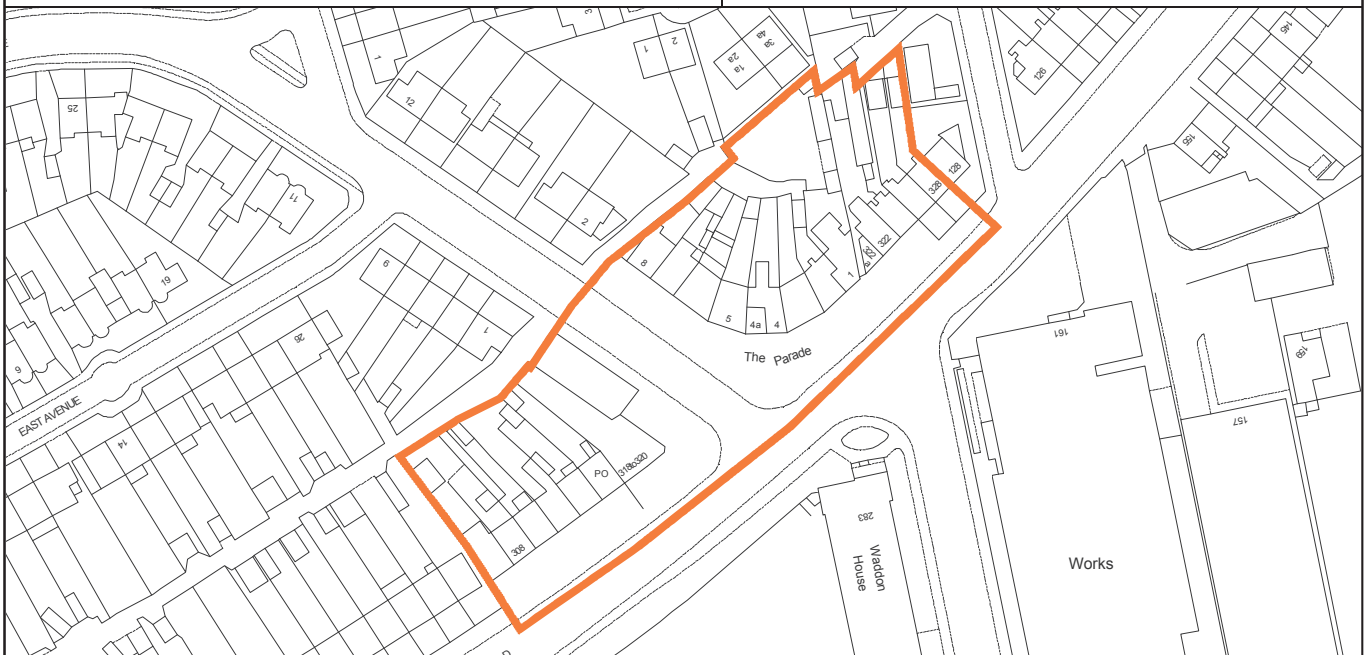
Local Centre

Sutton Common Station

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24 Denmark Road
Carshalton
SM5 2JG

Map 3.33

Relevant Policy P-19



London Borough of Sutton



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Local Centre

The Chase, Stafford Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG

Map 3.34

Relevant Policy P-19



London Borough of Sutton



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Local Centre

Upper Mulgrave Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG

Map 3.35

Relevant Policy P-19



London Borough of Sutton



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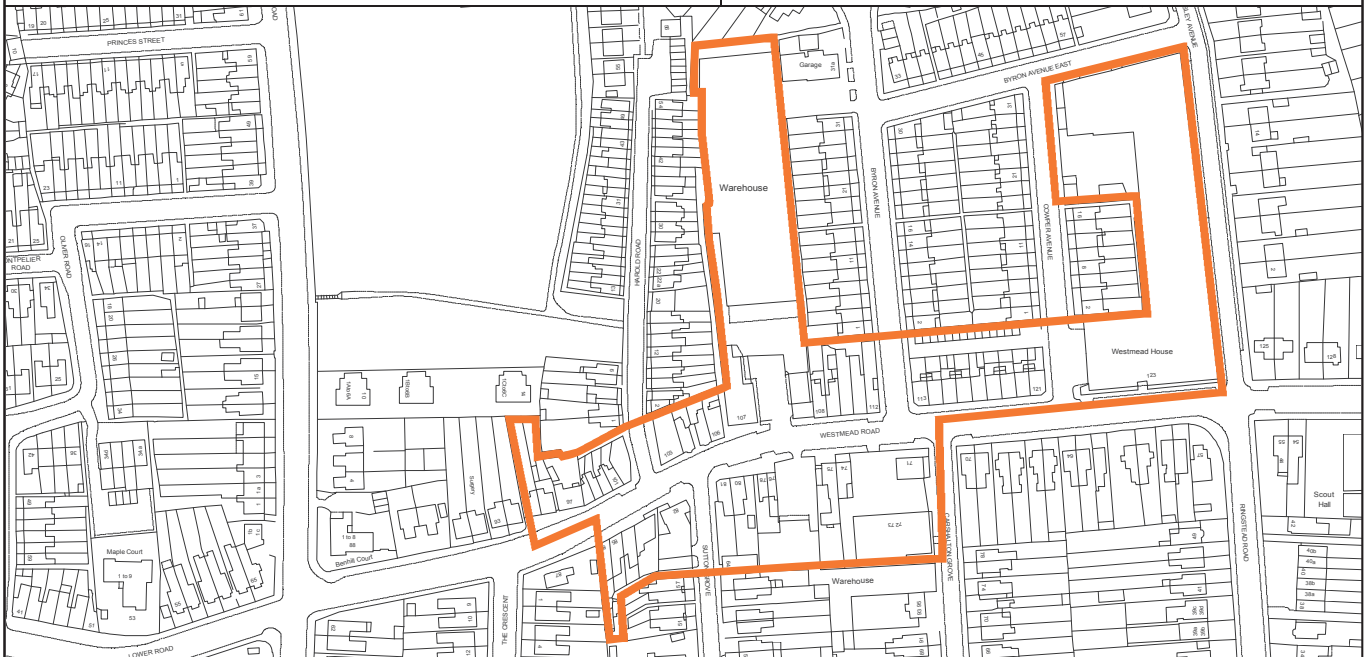
Local Centre

Westmead Corner

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG

Map 3.36

Relevant Policy P-19



London Borough of Sutton



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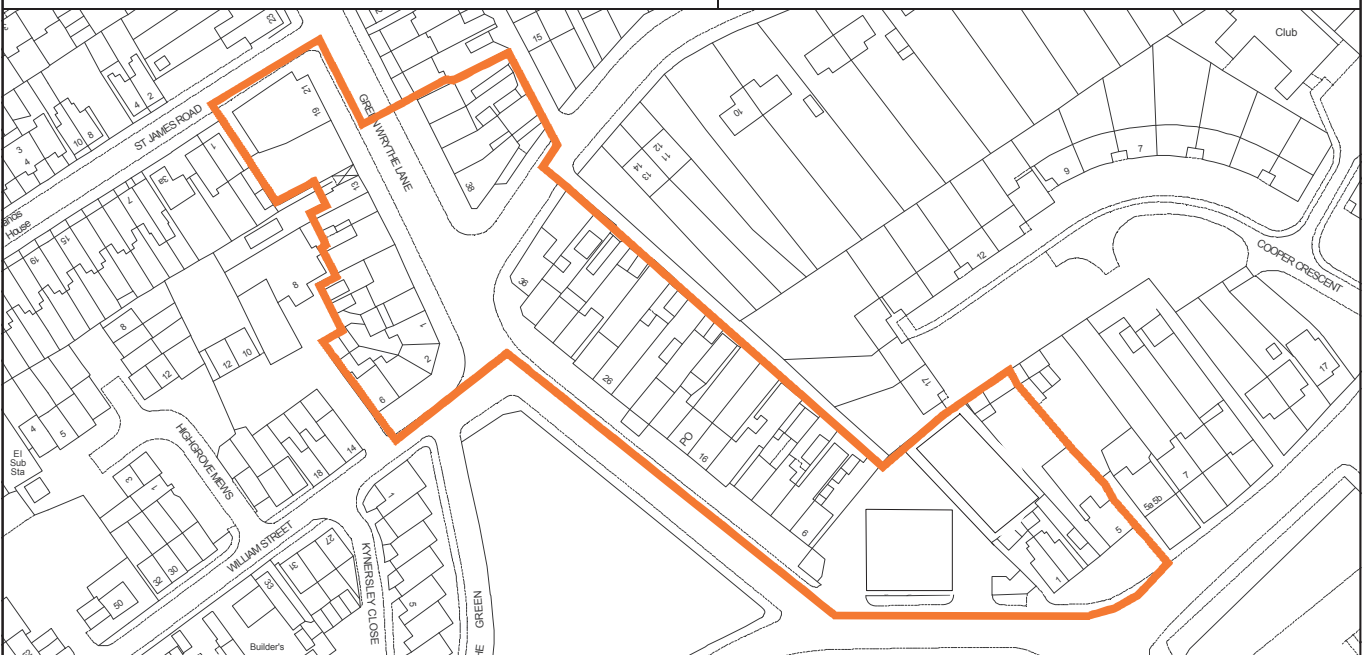
Local Centre

Westmead Road

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
SM5 2JG

Map 3.37

Relevant Policy P-19



London Borough of Sutton



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Local Centre

Wrythe Green

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24 Denmark Road
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London Borough of Sutton



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SCALE

Local Centre

Wrythe Lane

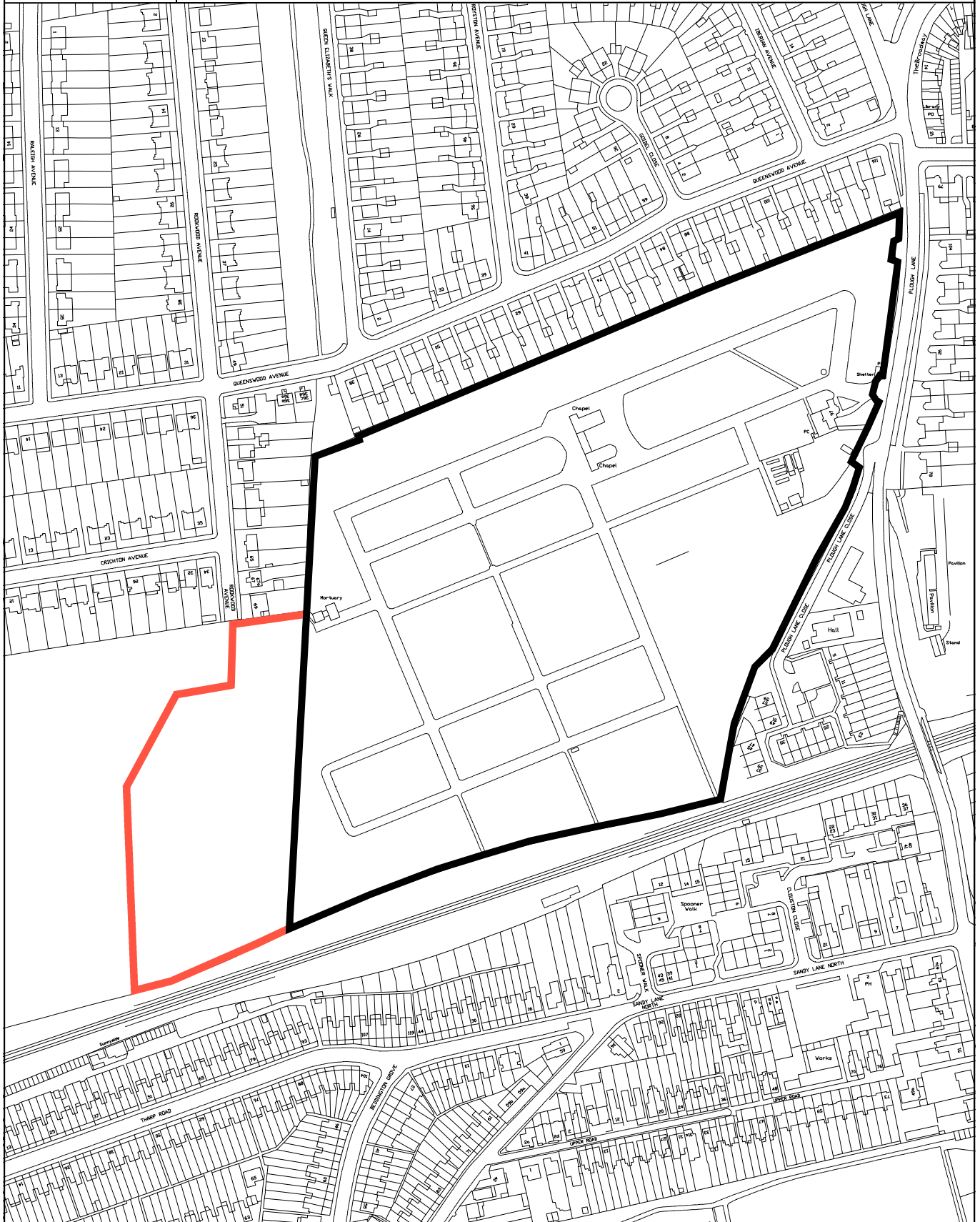
APPENDIX 4

SOCIAL INFRASTRUCTURE

Land Reserved for Burial Space Use

SCHEDULE 4.A: LAND RESERVED FOR BURIAL SPACE USE

Map	Land Reserved for Burial Space Use	Page
4.1	Land adjoining Bandon Hill Cemetery	73
4.2	Land adjoining Green Lane Primary School	74
4.3	Land adjoining Sutton Cemetery	75



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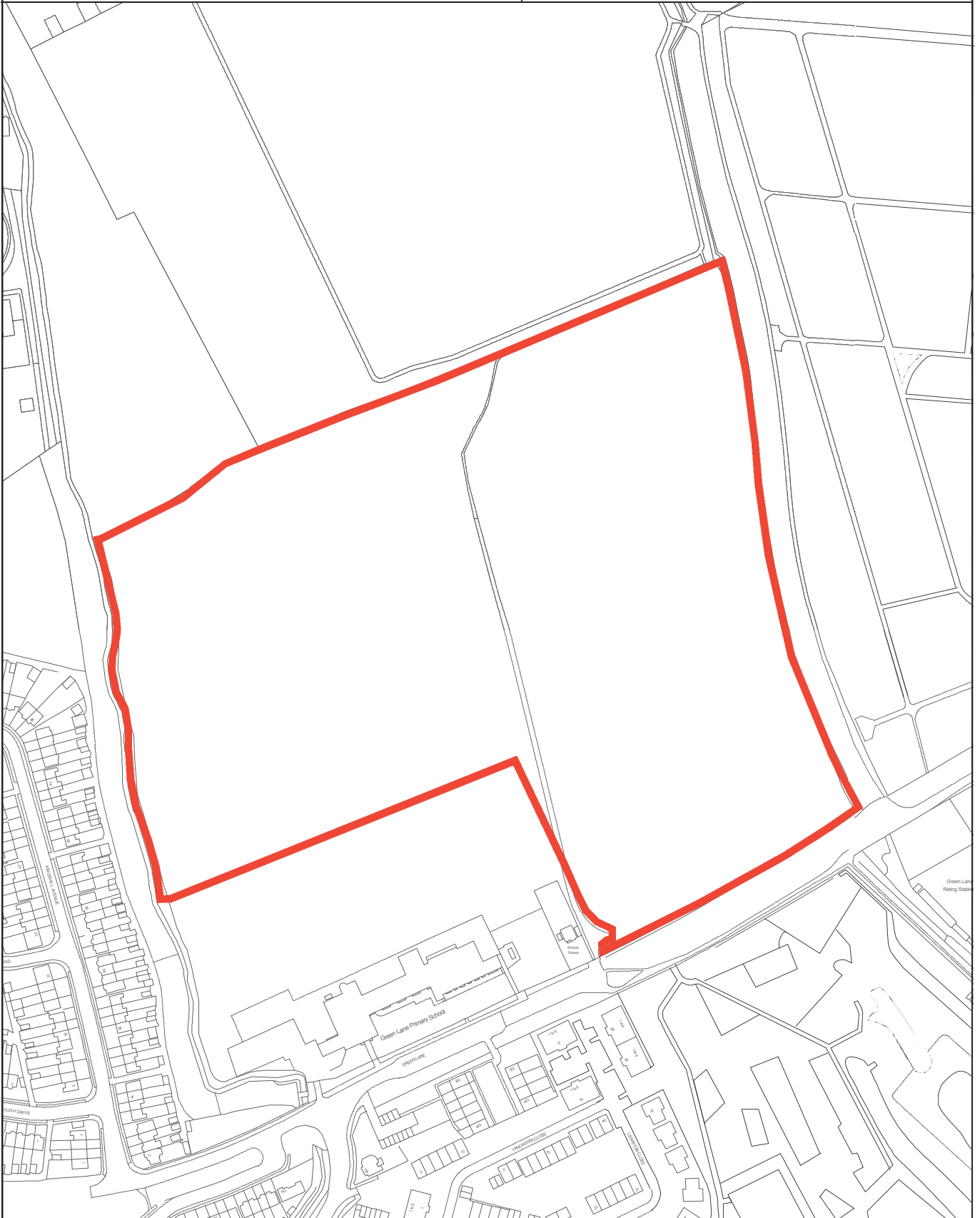
Not to Scale

August 2016

Land Reserved for Burial Space Use
adjoining Bandon Hill Cemetery



Land Reserved for Future Burial Space Use



London Borough of Sutton

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and Regeneration
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Carshalton SM5 2JG



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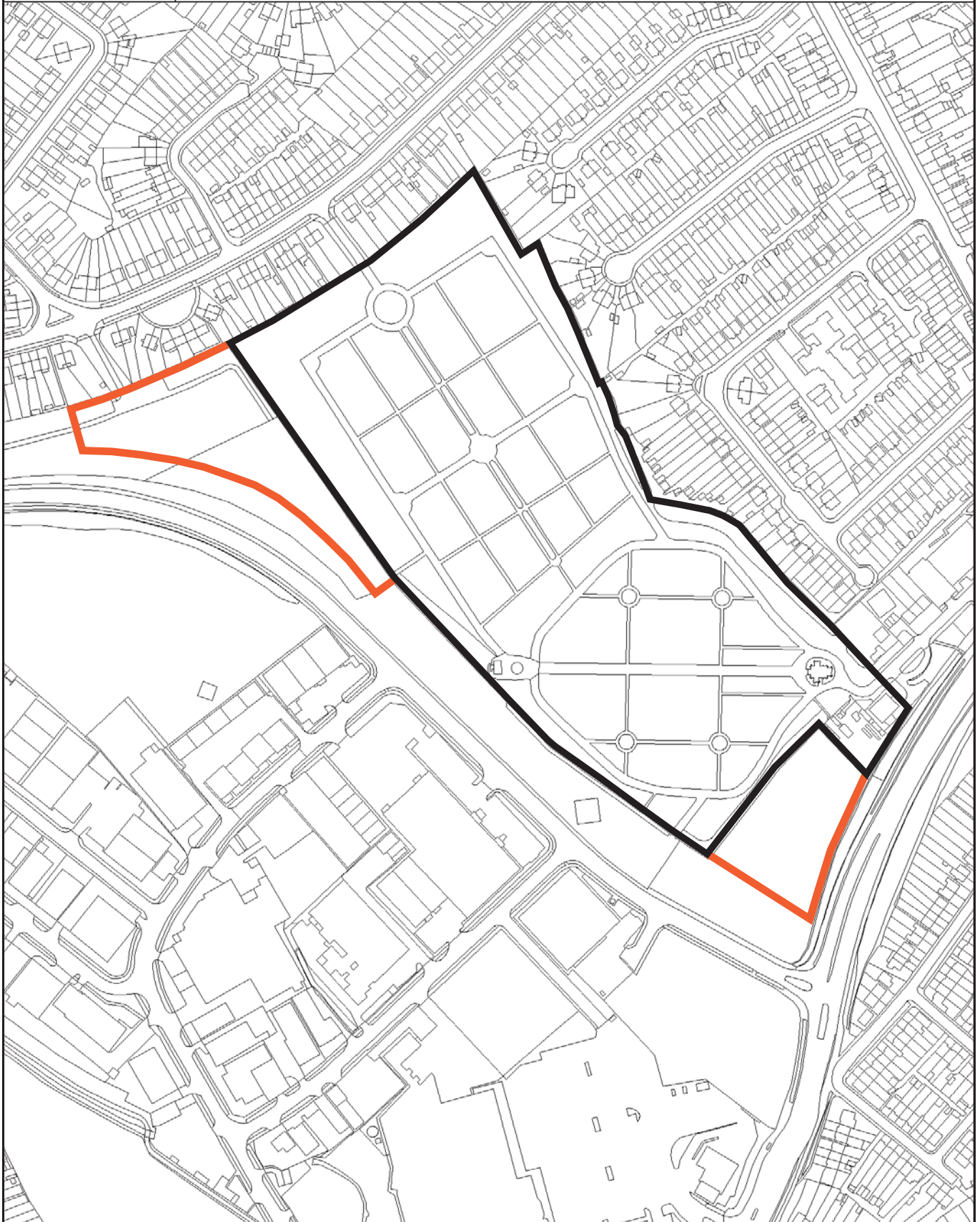


NOT TO SCALE

Land Reserved for Future Burial Space adjoining Morden Cemetery, Merton



Land Reserved for Future Burial Space



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Carshalton
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Land Reserved for Burial Space Use adjoining Sutton Cemetery



Land Reserved for Future Burial Space

APPENDIX 5

SAFEGUARDING GREEN SPACE

Green Belt, Metropolitan Open Land, Metropolitan Green Chains, Public Open Space, Urban Green Space, Council Allotments, Green Spaces Safeguarded for the Wandle Valley Regional Park, Deficiency in Access to Parks and Areas of Play and Open Space Access by Ward

SCHEDULE 5.A: GREEN BELT

Map	Green Belt	Area (ha)
5.1	Green Belt Location Map	605.9
5.2	Cuddington	106.7
5.3	Woodcote	499.2

Map 5.1

Green Belt Location Map

Relevant Policy P-24

 Green Belt

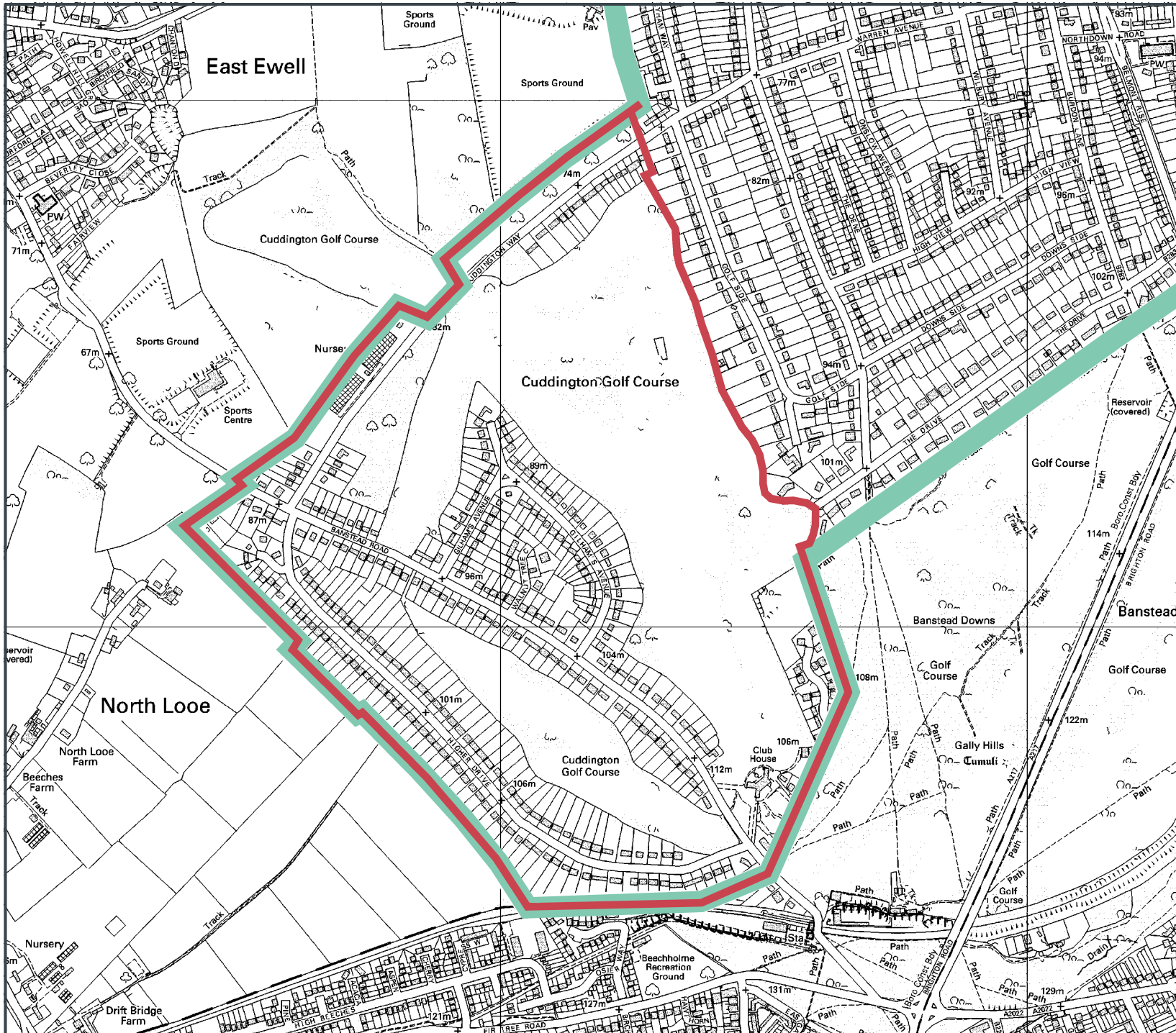
- 1. Cuddington
- 2. Woodcote



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Map 5.2

Cuddington Green Belt

Relevant Policy P-24

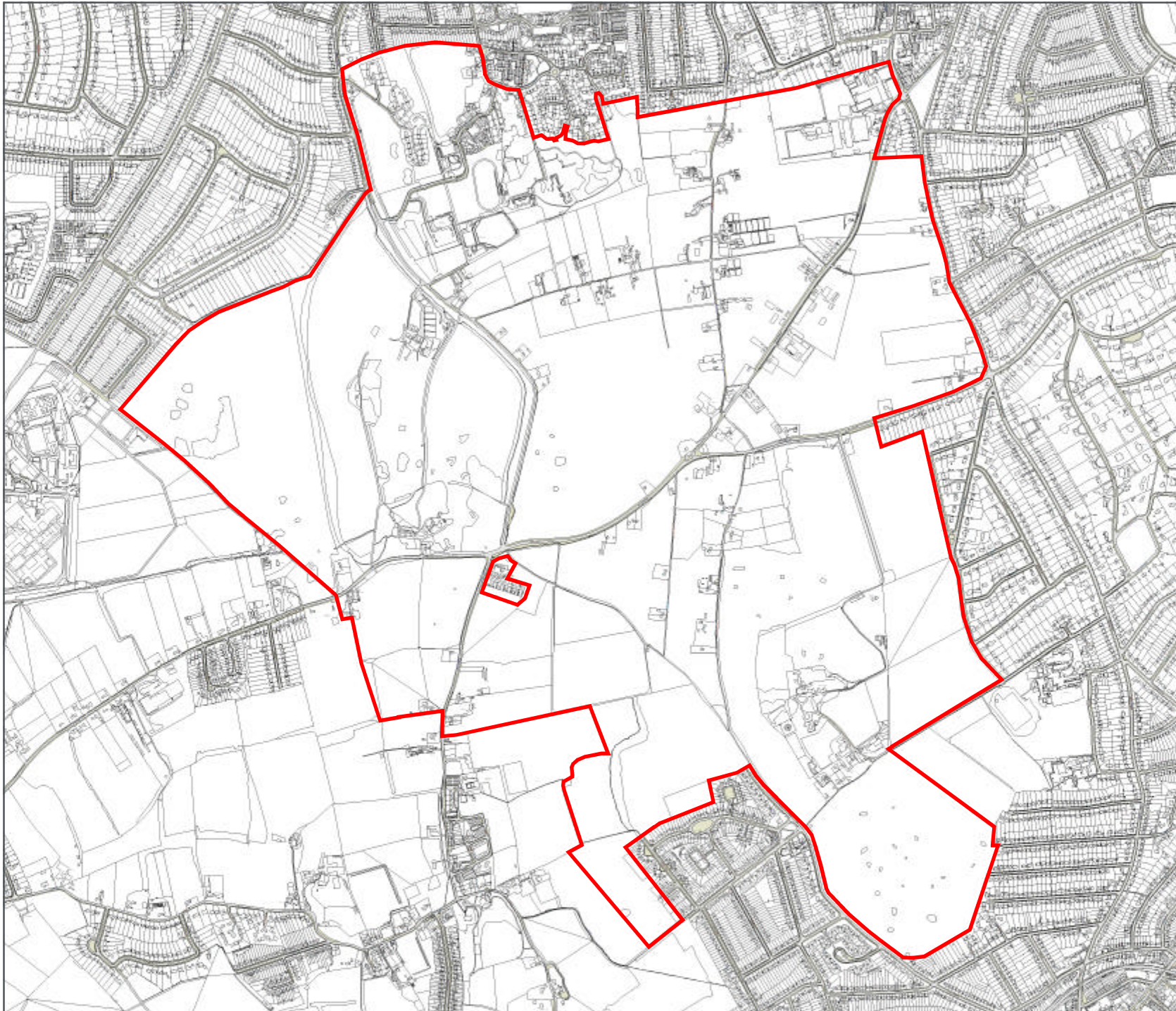
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Map 5.3

Relevant Policy P-24

Woodcote
Green Belt



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SCHEDULE 5.B: METROPOLITAN OPEN LAND

Map	Metropolitan Open Land	Area (ha)
5.4	Metropolitan Open Land Location Map	529.1
5.5	Bandon Hill Cemetery and Allotments	11.9
5.6	Beddington Farmlands	194.7
5.7	Beddington Park and Carew Manor	64.2
5.8	Cheam Park and Recreational Ground	26.2
5.9	Green Lane Primary School Playing Fields and adjoining Land	11.3
5.10	Grove Park and Carshalton Ponds	8.7
5.11	Land North of Goat Road, Beddington Corner	2.2
5.12	Mayflower Park, Buckland Way Recreation Ground and Allotments	12.8
5.13	Mill Green	5.0
5.14	Poulter Park and Playing Fields	21.4
5.15	Reigate Avenue Recreational Ground	6.3
5.16	Rosehill Park East	12.7
5.17	Rosehill Recreational Ground	16.6
5.18	Roundshaw Park, Downs and Playing Fields	84.3
5.19	St Helier Open Spaces (3 parts)	25.0
5.20	Sutton Cemetery and Kimpton Linear Park and Open Space	12.3
5.21	Sutton Common Recreation Ground	6.4
5.22	Thomas Walk Park and Playground	7.1

Map 5.4

Metropolitan Open Land

Relevant Policy P-24

 Metropolitan Open Land

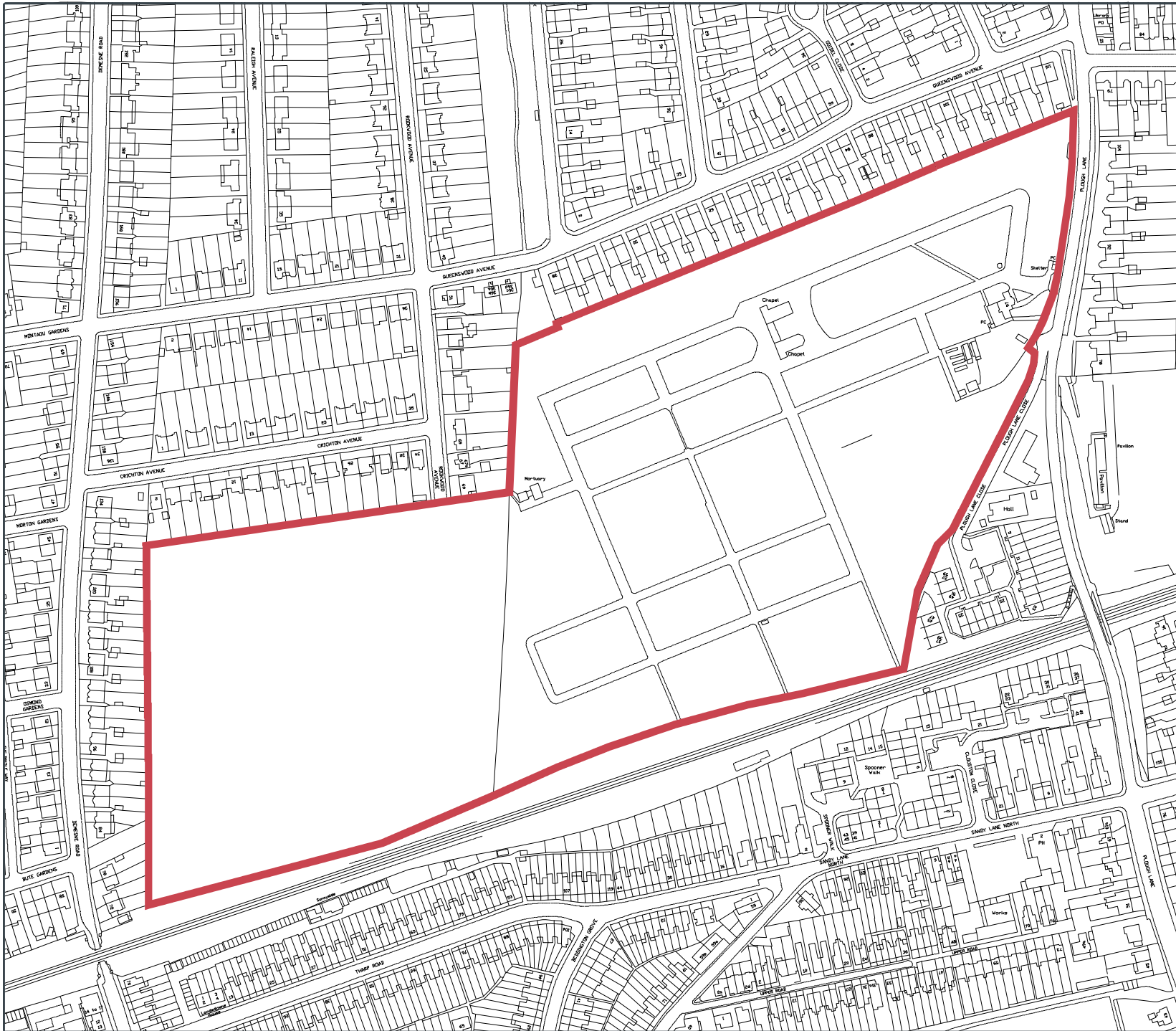
1. Bandon Hill Cemetery and Allotments
2. Beddington Farmlands
3. Beddington Park and Carew Manor
4. Cheam Park and Recreational Ground
5. Green Lane Primary School Playing Fields and adjoining Land
6. Grove Park and Carshalton Ponds
7. Land North of Goat Road, Beddington Corner
8. Mayflower Park, Buckland Way
9. Mill Green
10. Poulter Park and Playing Fields
11. Reigate Avenue Recreation Ground
12. Rosehill Recreation Ground
13. Rosehill Park East
14. Roundshaw Park, Downs and Playing Fields
15. St Helier Open Spaces
16. Sutton Cemetery and Kimpton Linear Park and Open Space
17. Sutton Common Recreation Ground
18. Thomas Wall Park and Playground



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Map 5.5

Bandon Hill Cemetery and Allotments

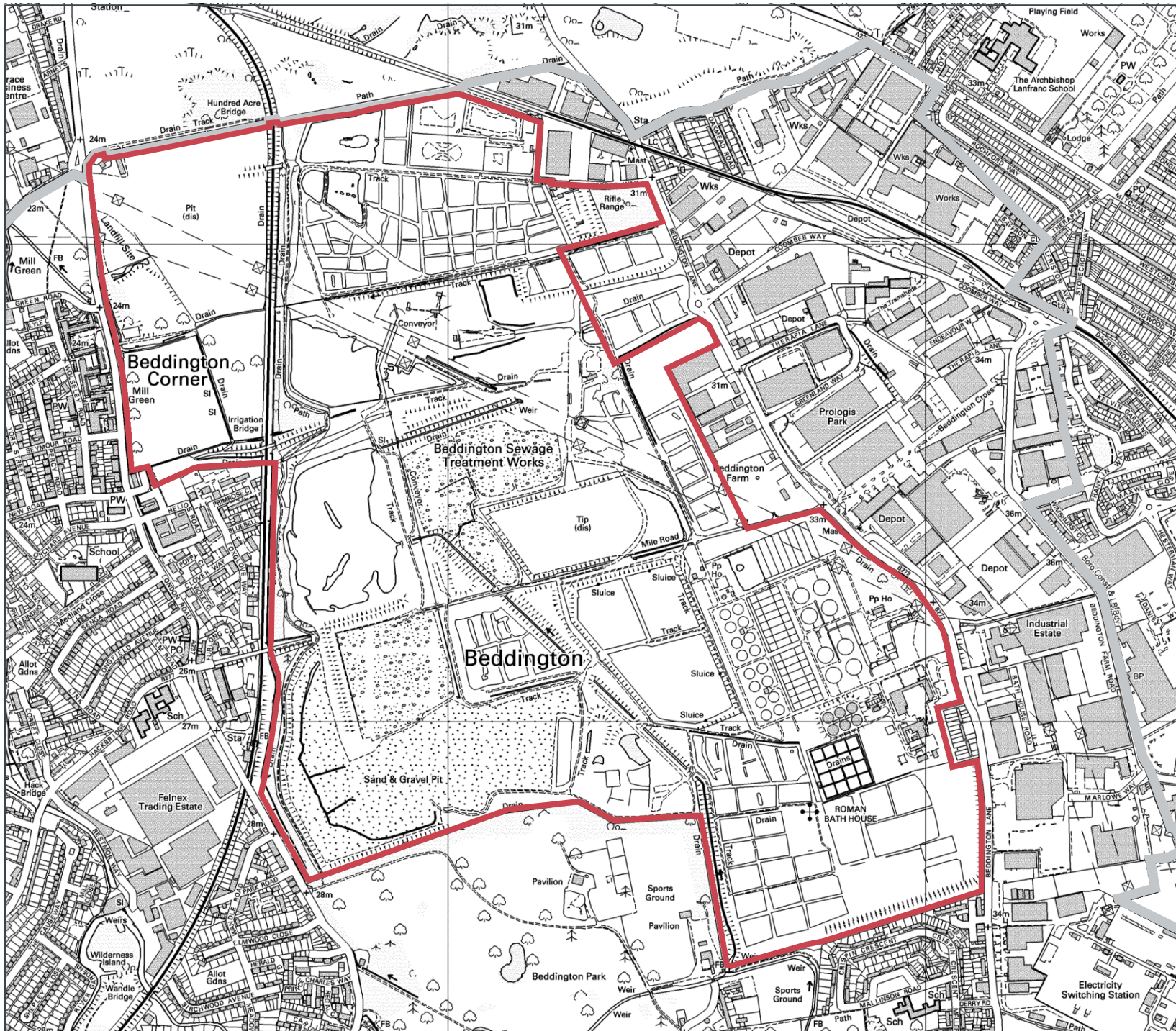
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Map 5.6

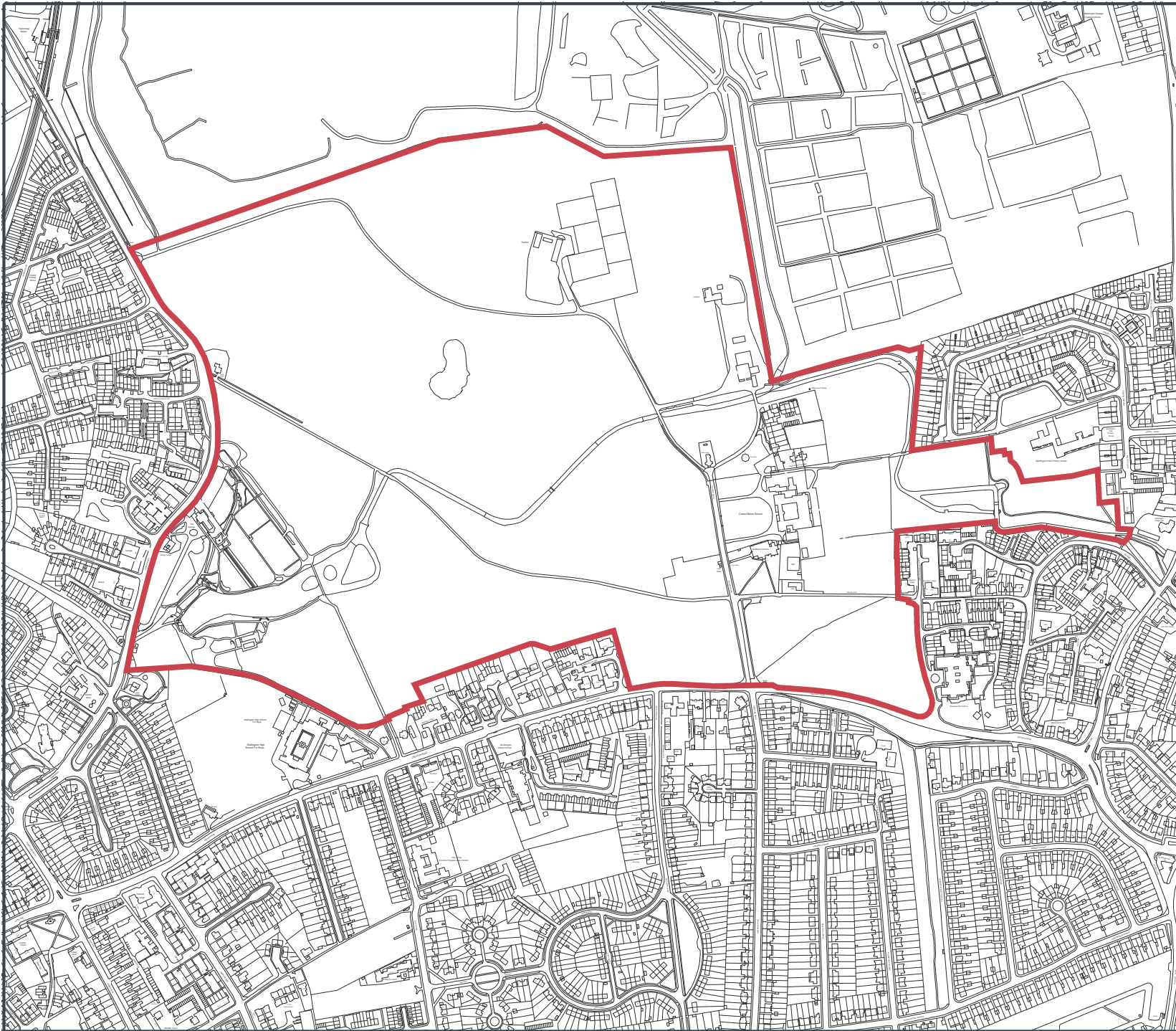
Beddington Farmlands

Relevant Policy P-24

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Map 5.7

Beddington Park and
Carew Manor

Relevant Policy P-24



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Map 5.8

Cheam Park and Recreation Ground

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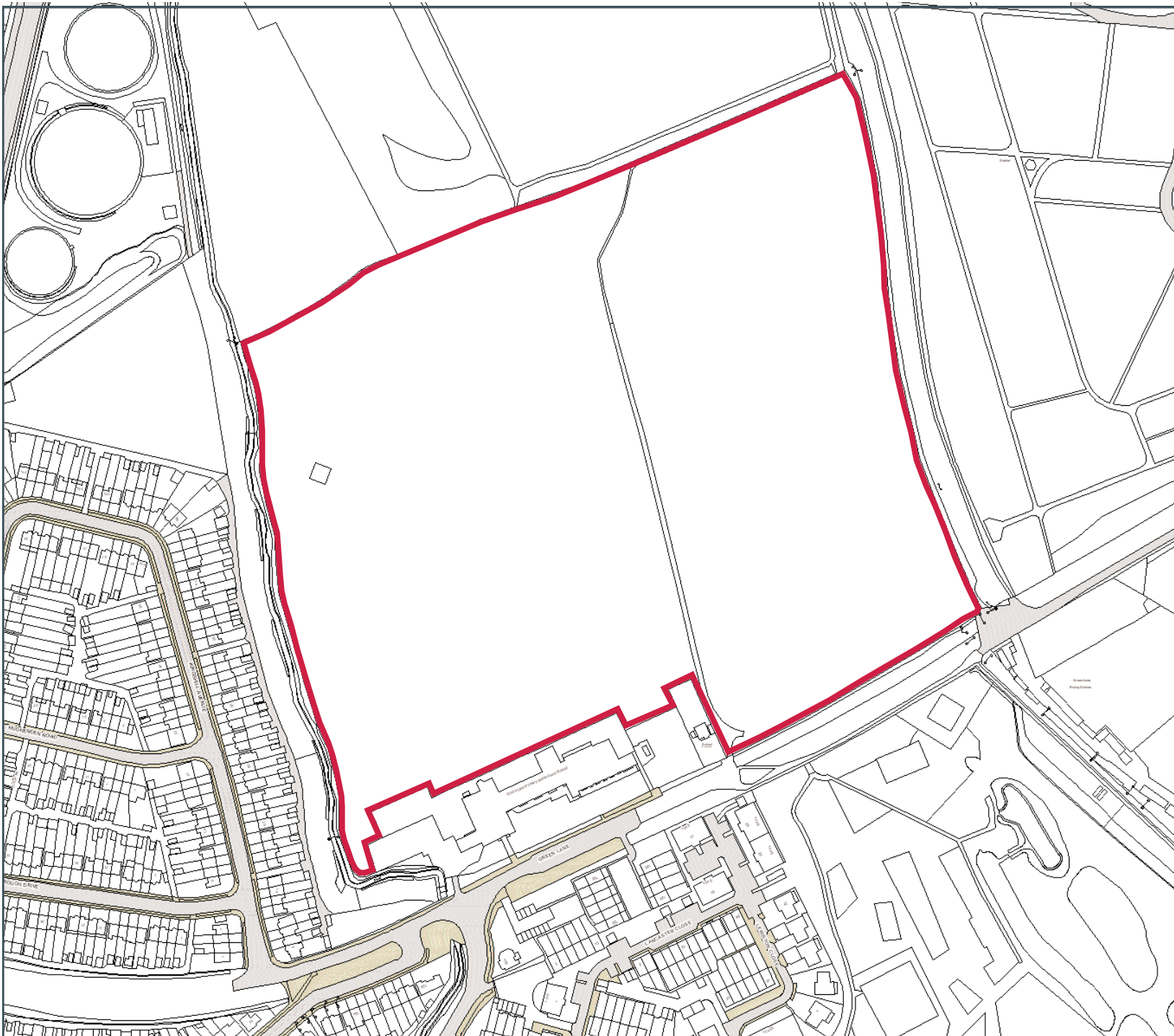
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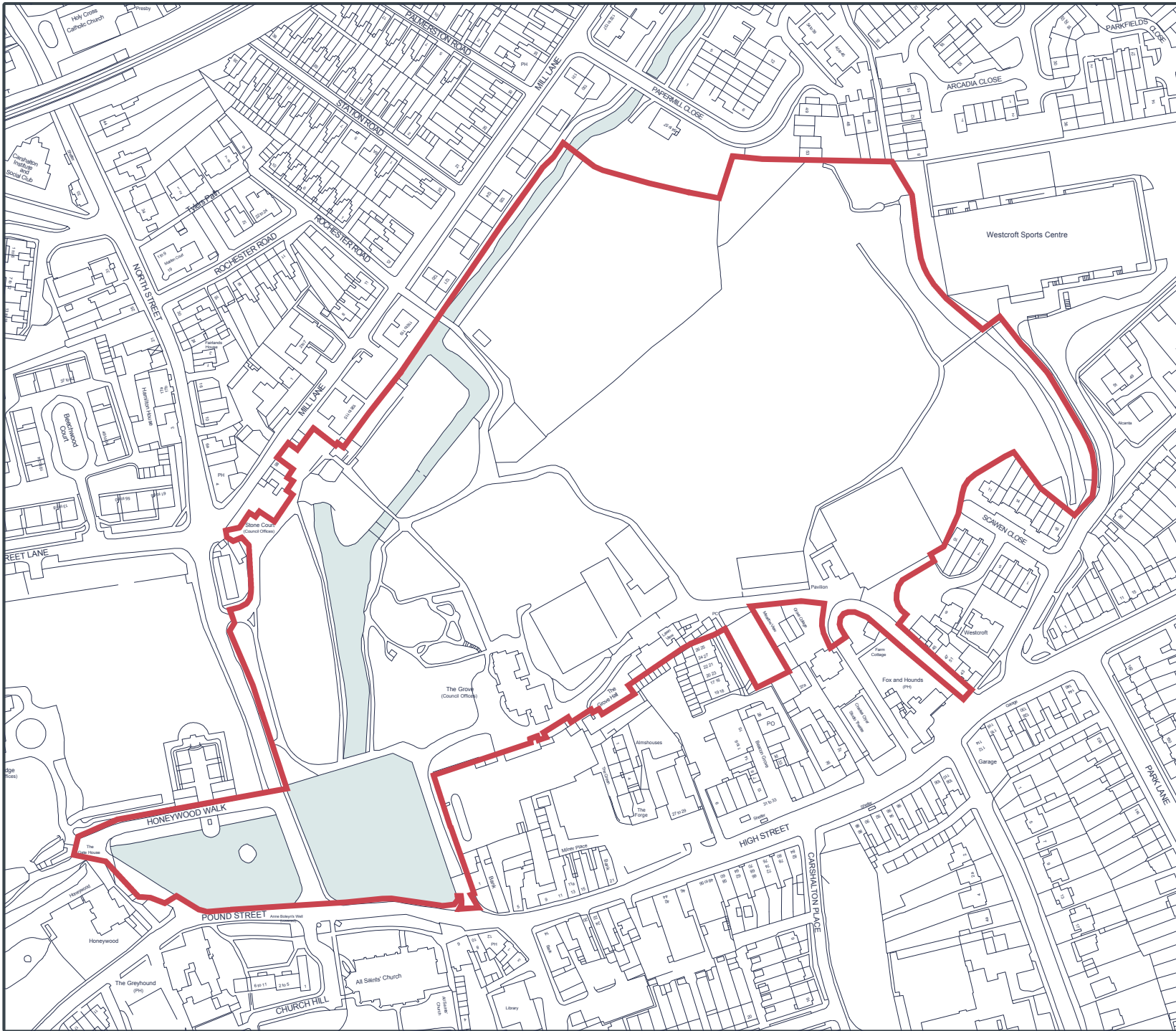
Map 5.9

Green Lane Primary School Playing Fields and adjoining Land

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Map 5.10

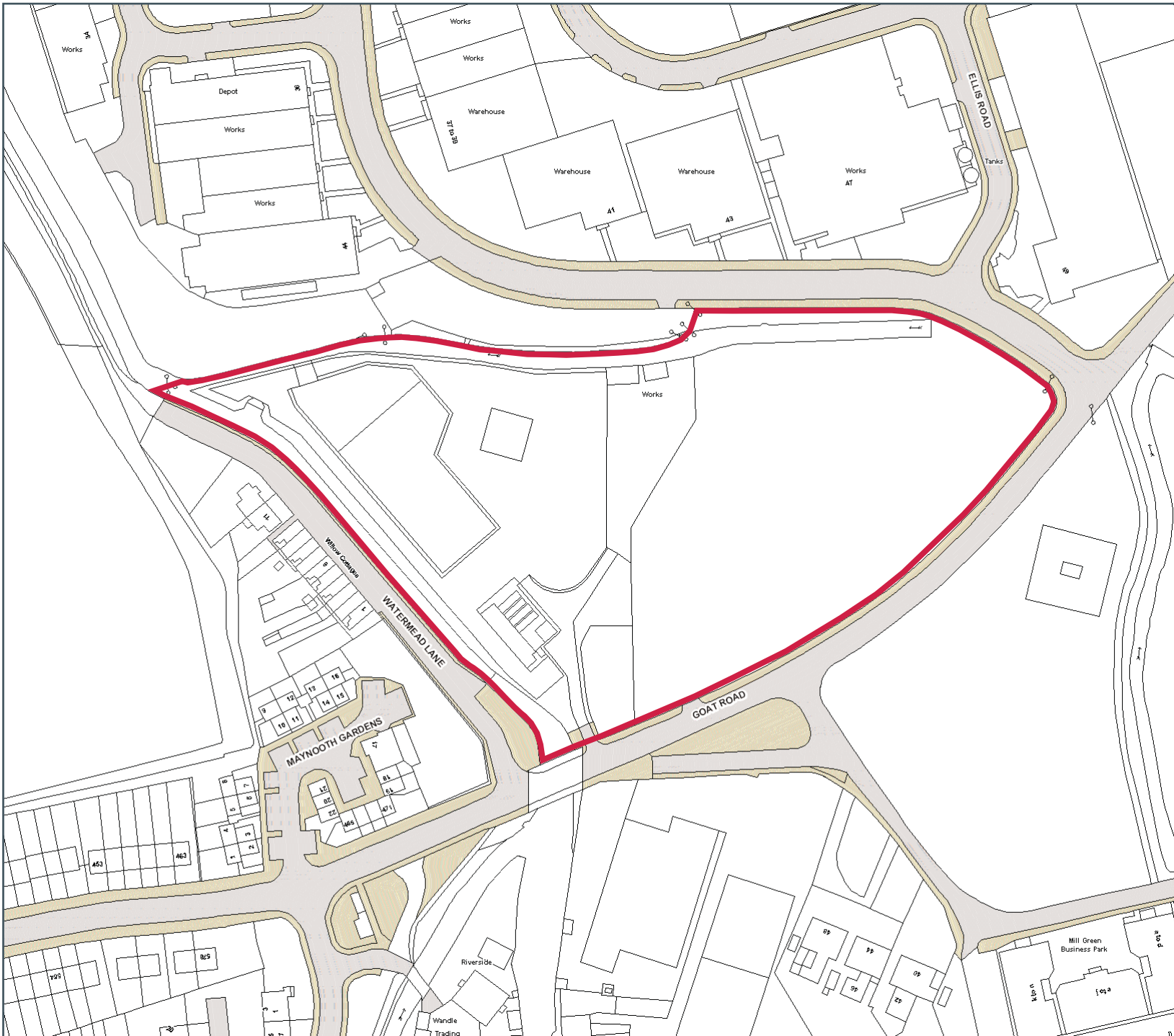
Grove Park and Carshalton Ponds

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Map 5.11

Land North of Goat Road,
Beddington Corner

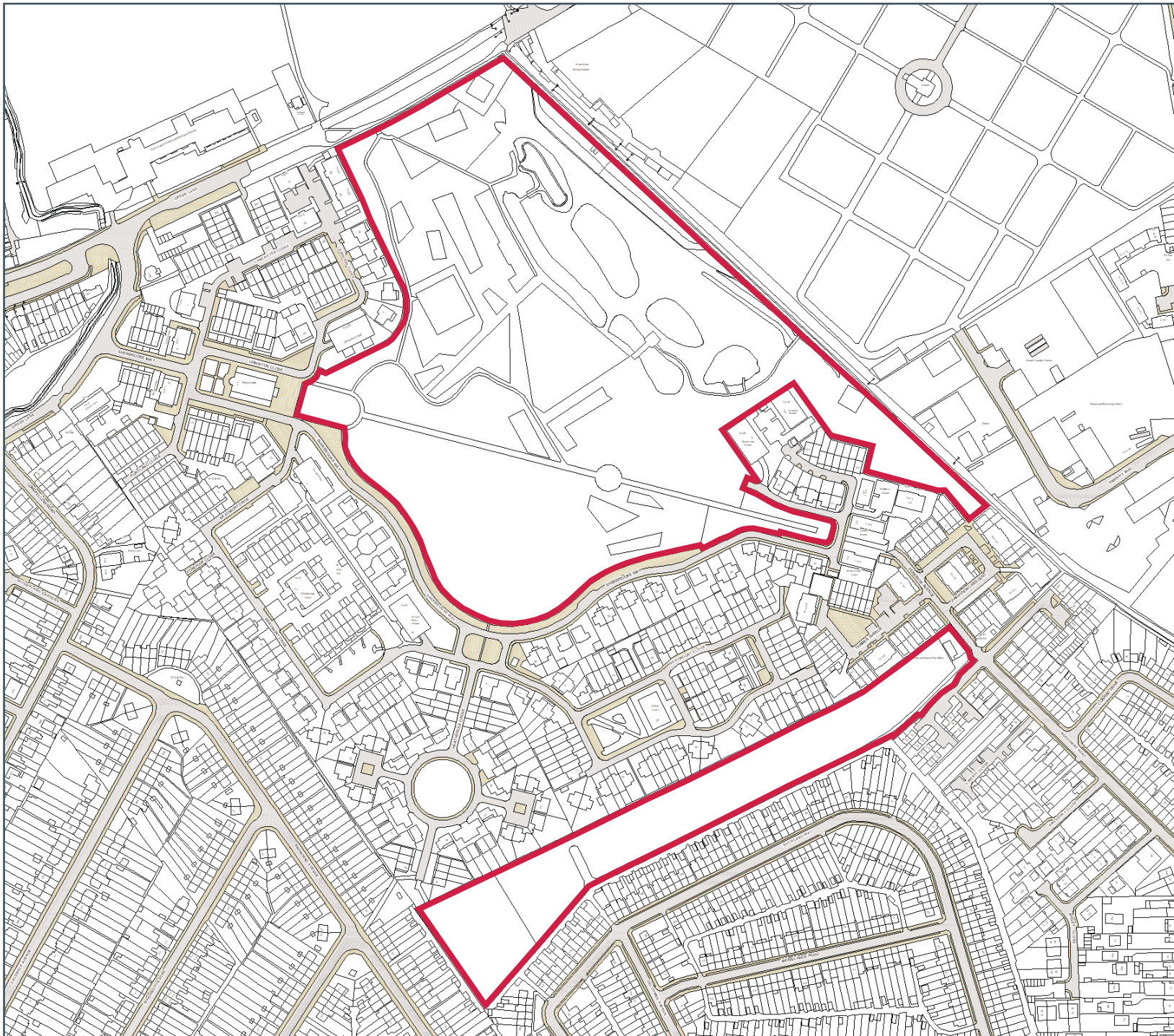
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Map 5.12

Mayflower Park,
Buckland Way
Recreation Ground
and Allotments

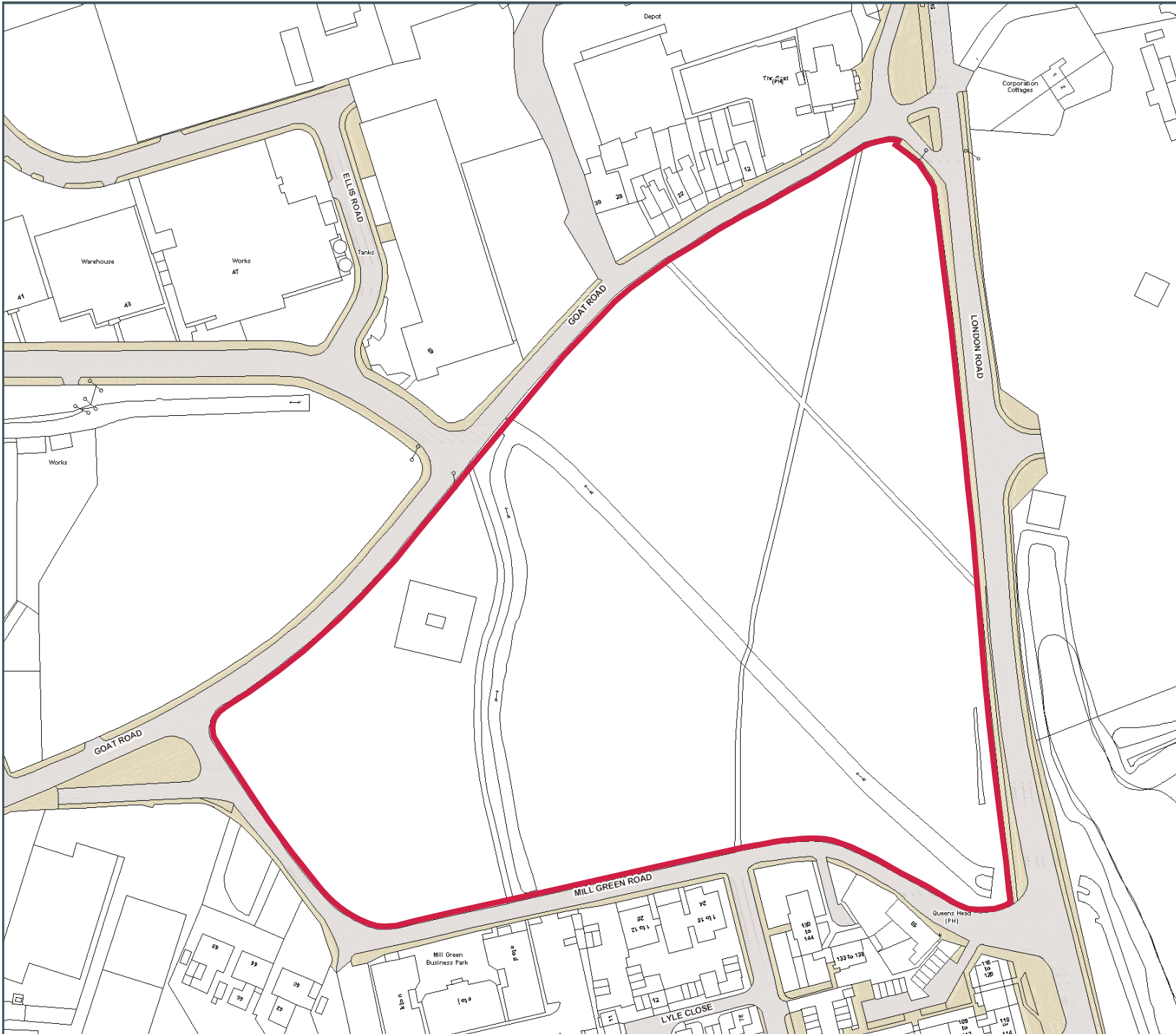
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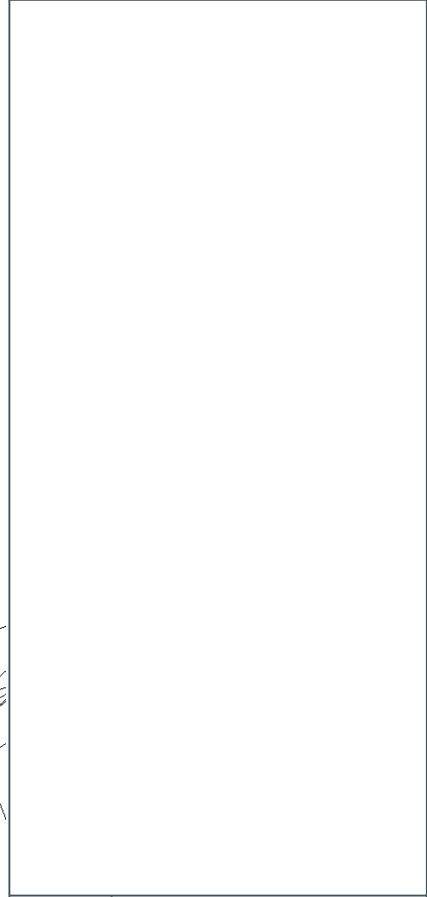
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Map 5.13

Mill Green

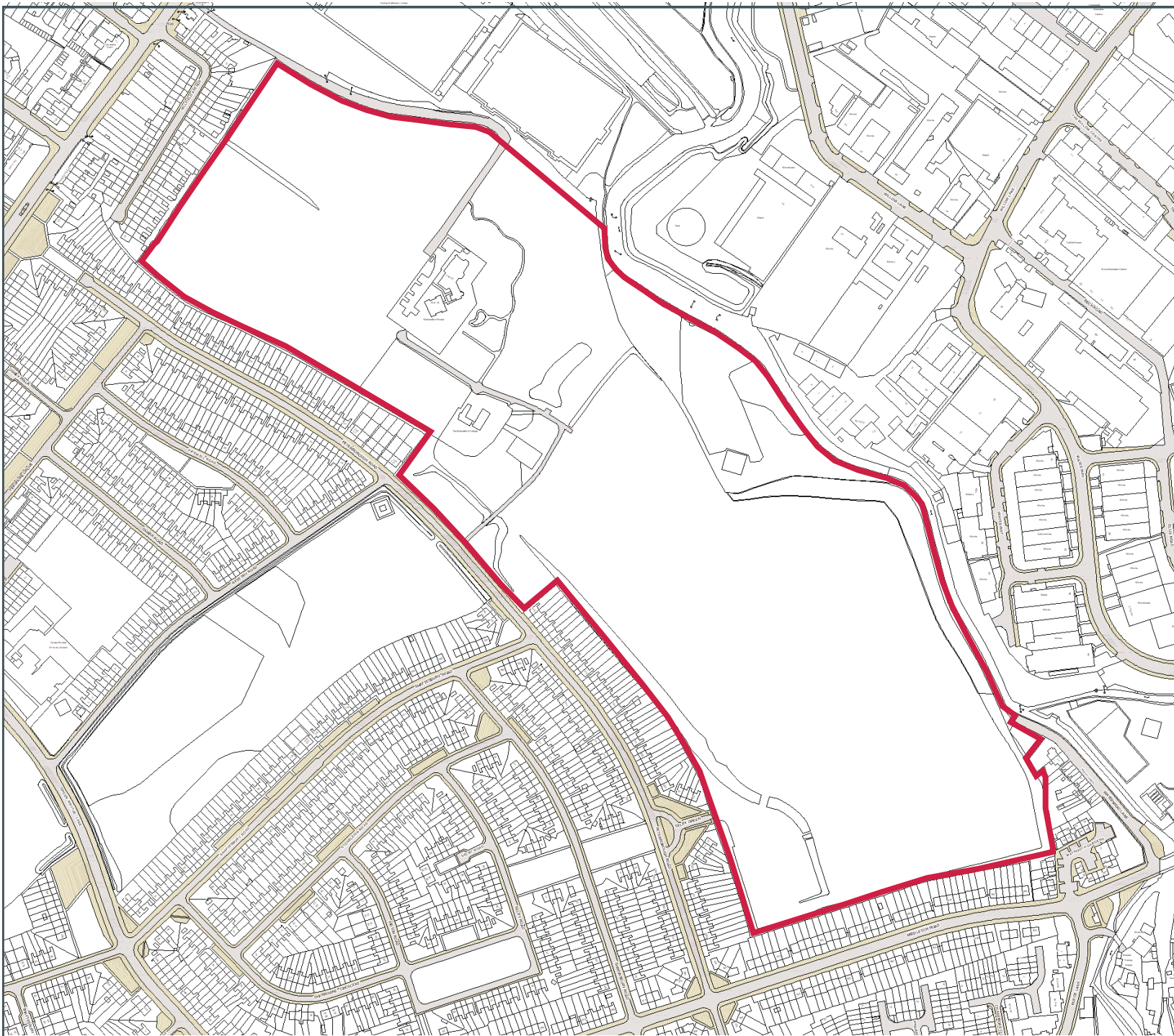
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Map 5.14

Poulter Park and
Playing Fields

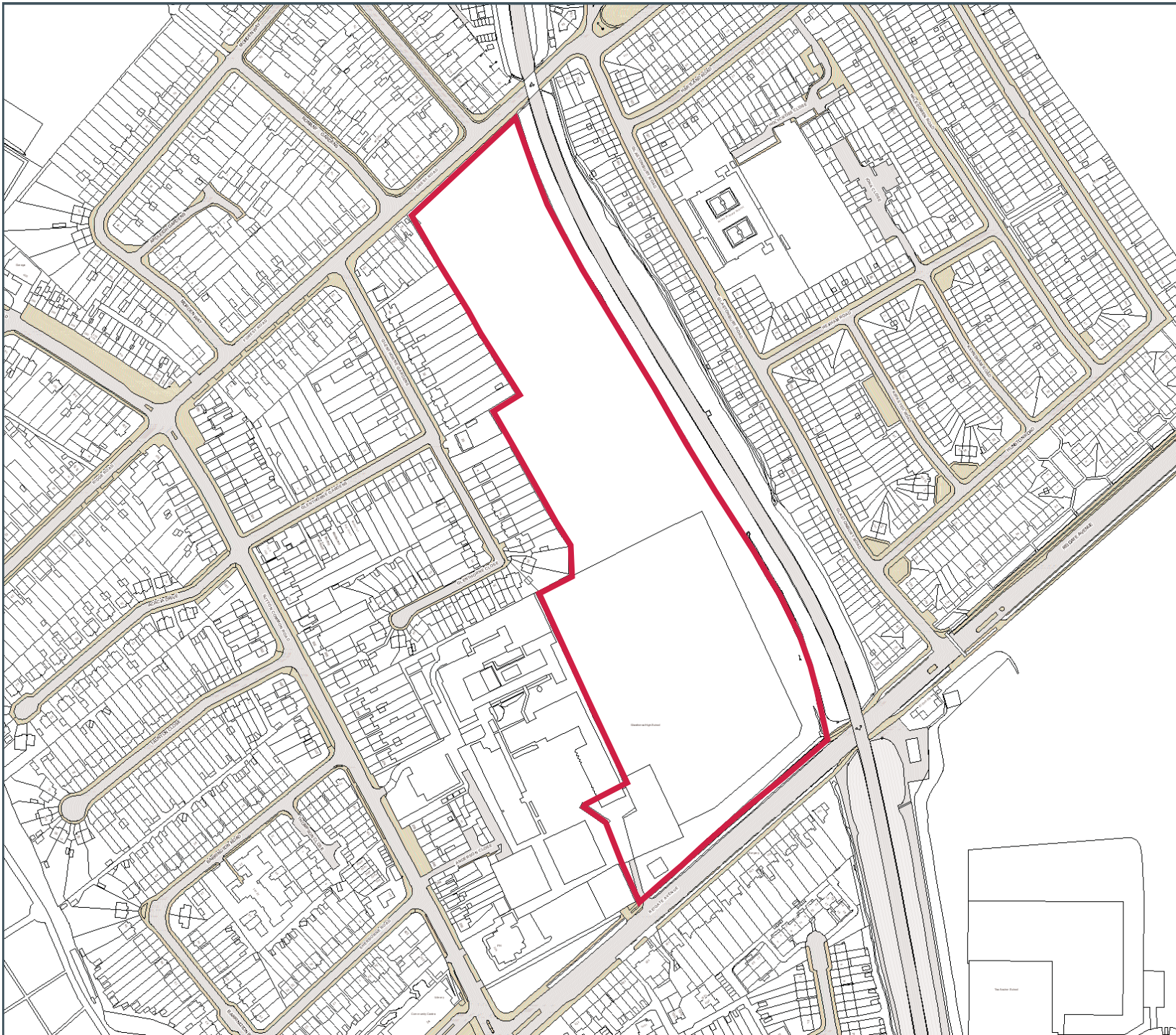
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Map 5.15

Reigate Avenue
Recreational Ground

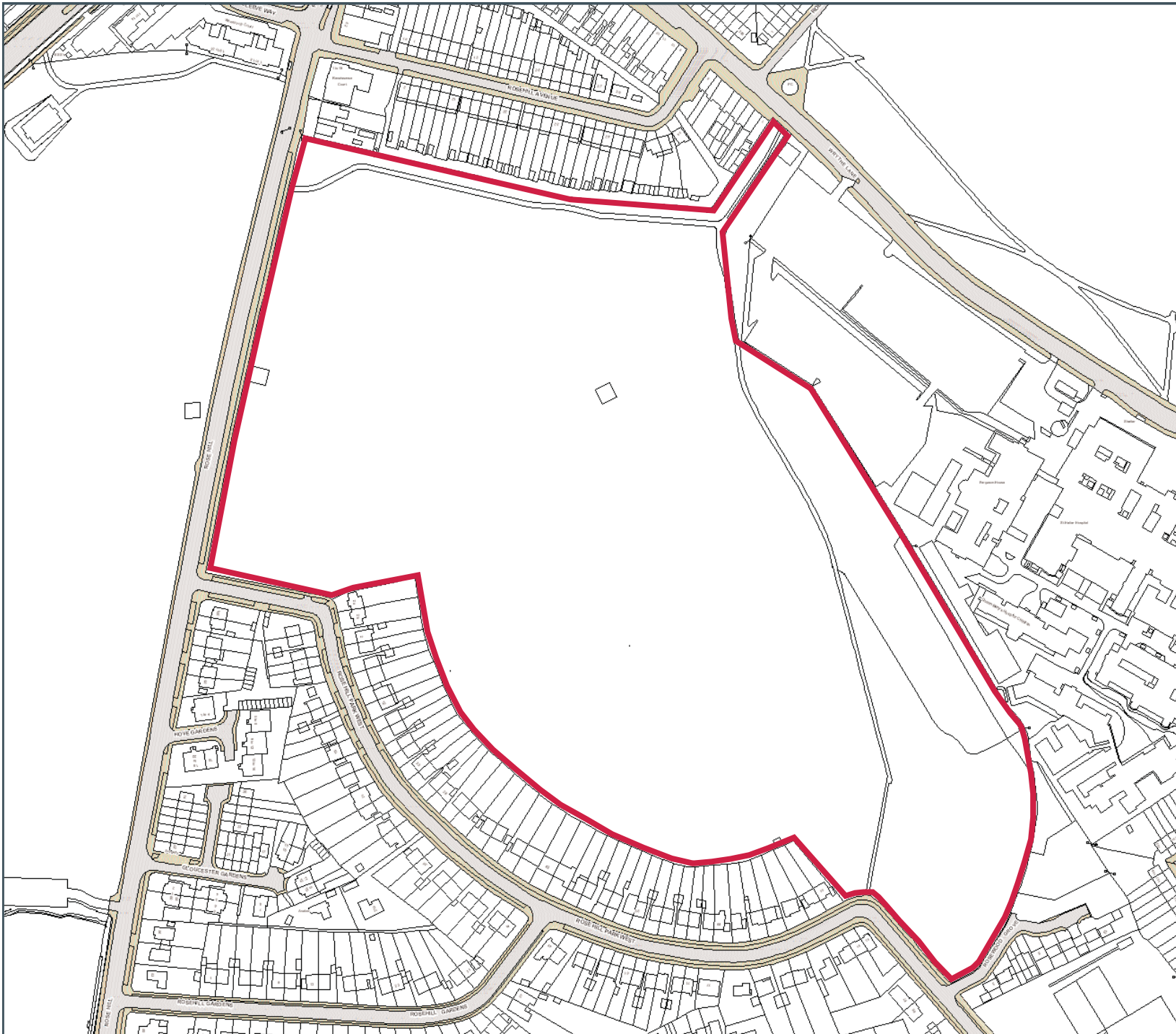
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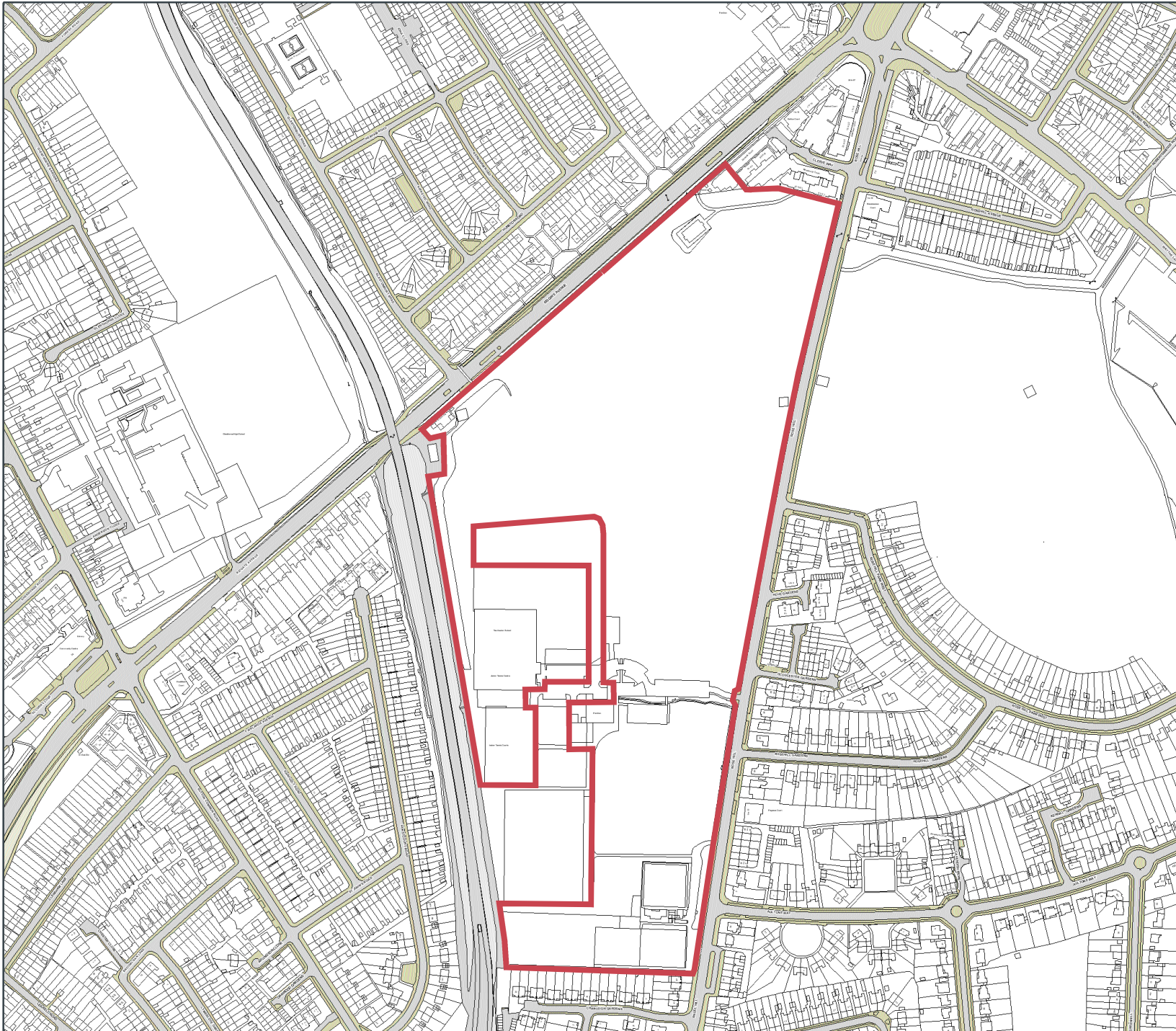
Map 5.16

Rosehill Park East

Relevant Policy P-24

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Map 5.17

Rosehill
Recreational Ground

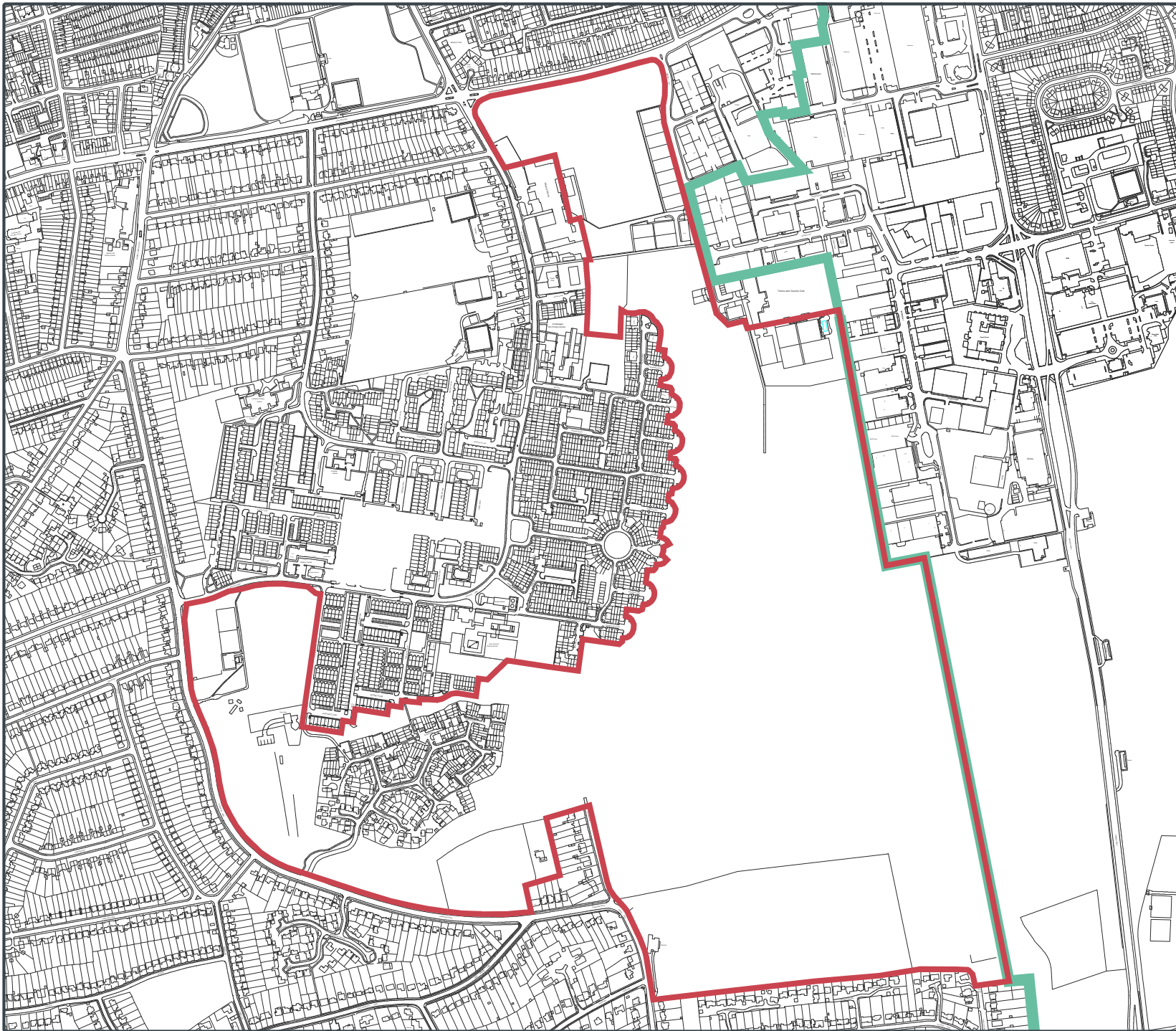
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Map 5.18

Roundshaw Park,
Downs and
Playing Fields

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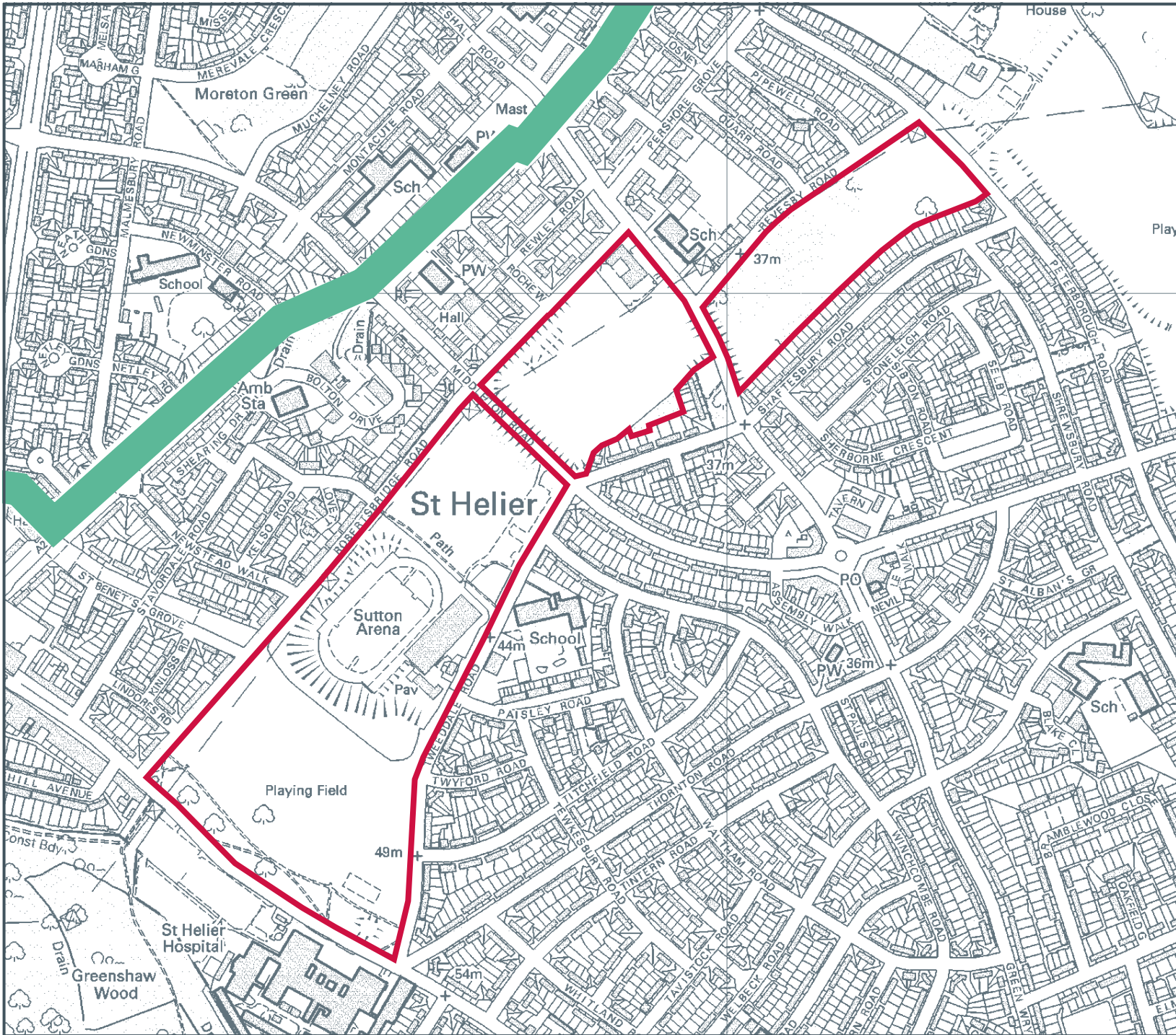
 Borough Boundary



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Map 5.19

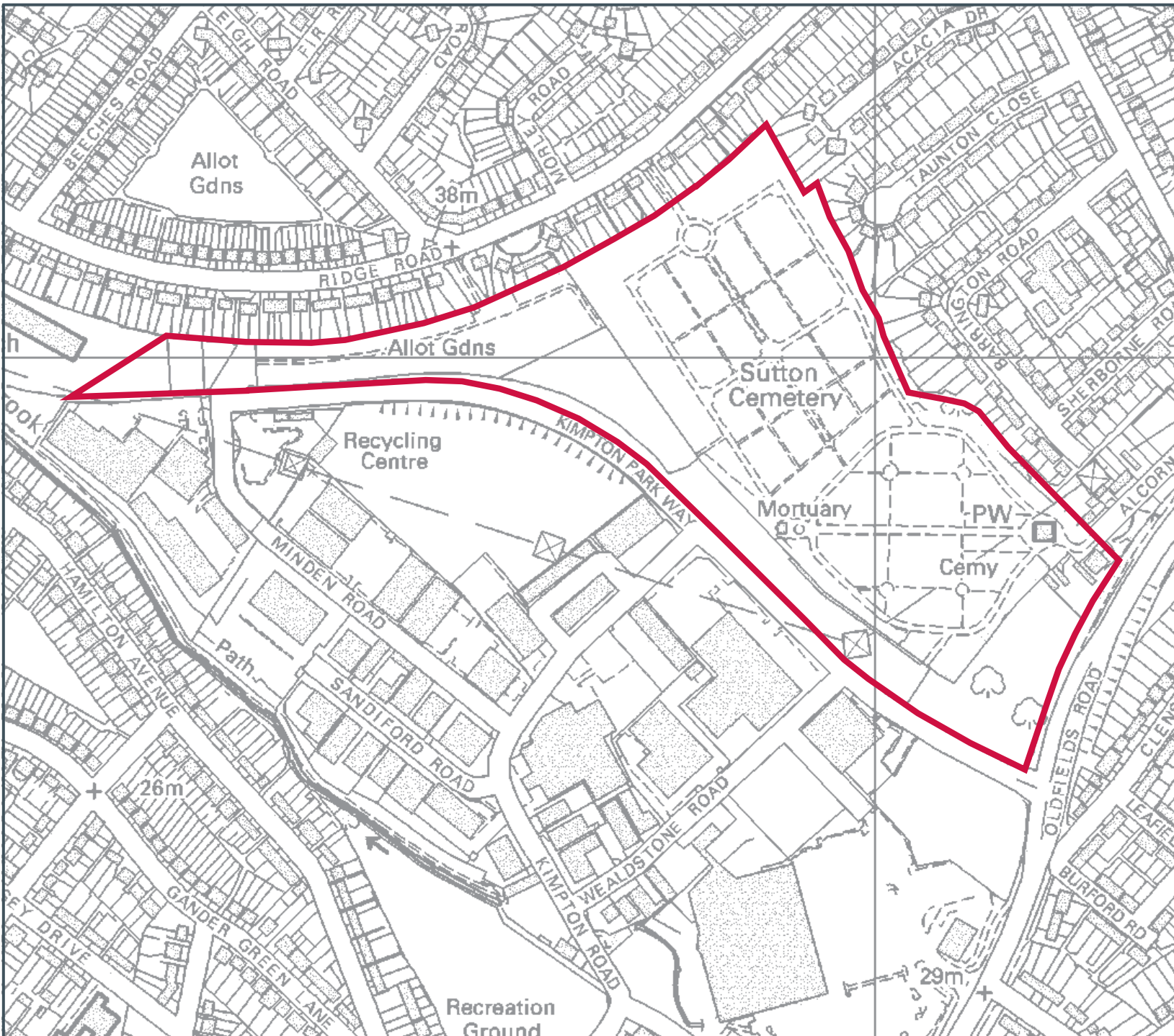
St Helier Open Spaces

Relevant Policy P-24

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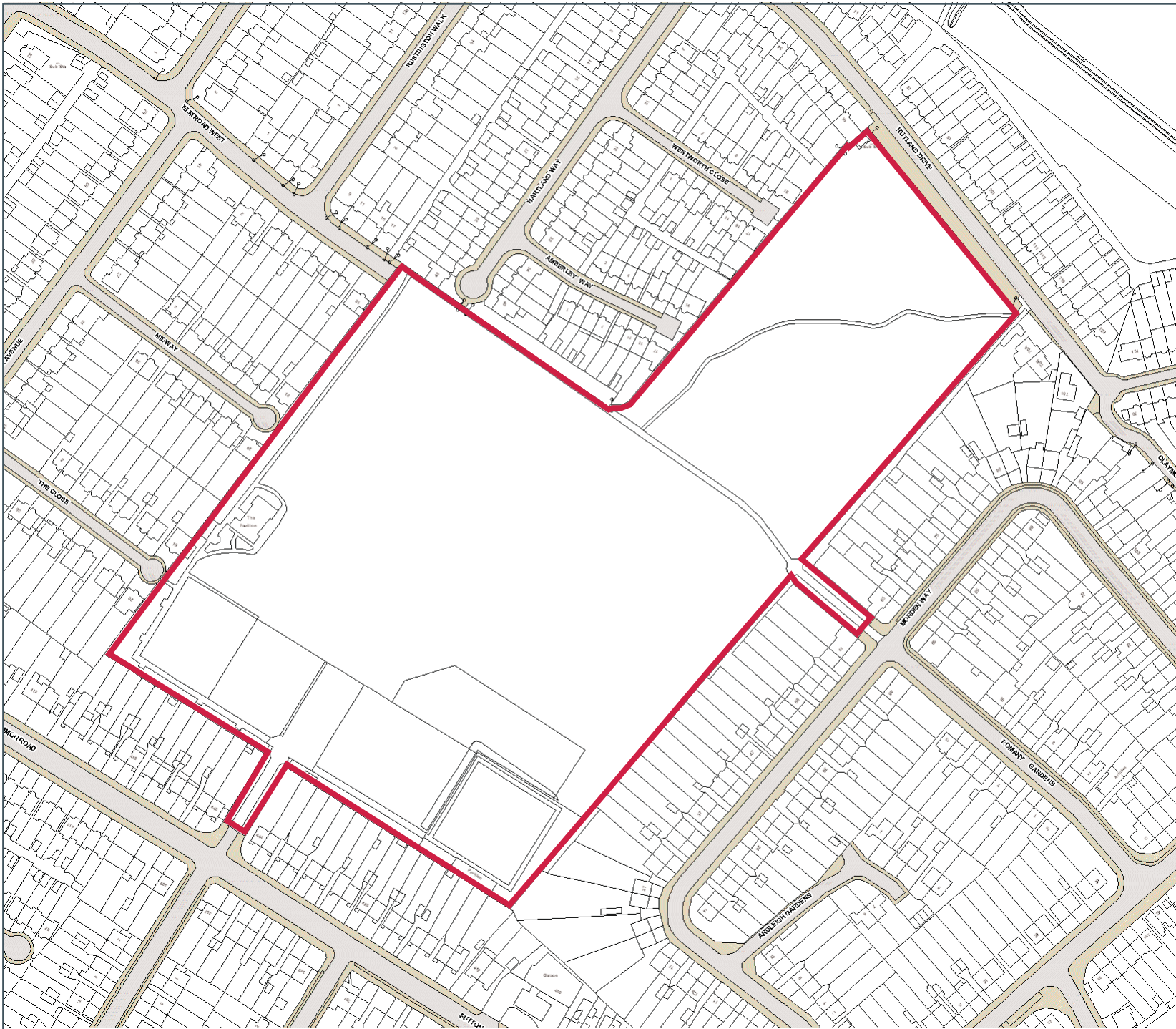


Map 5.20
 Sutton Cemetery and
 Kimpton Park Linear
 Park and Open Space

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Map 5.21

Sutton Common Recreation Ground

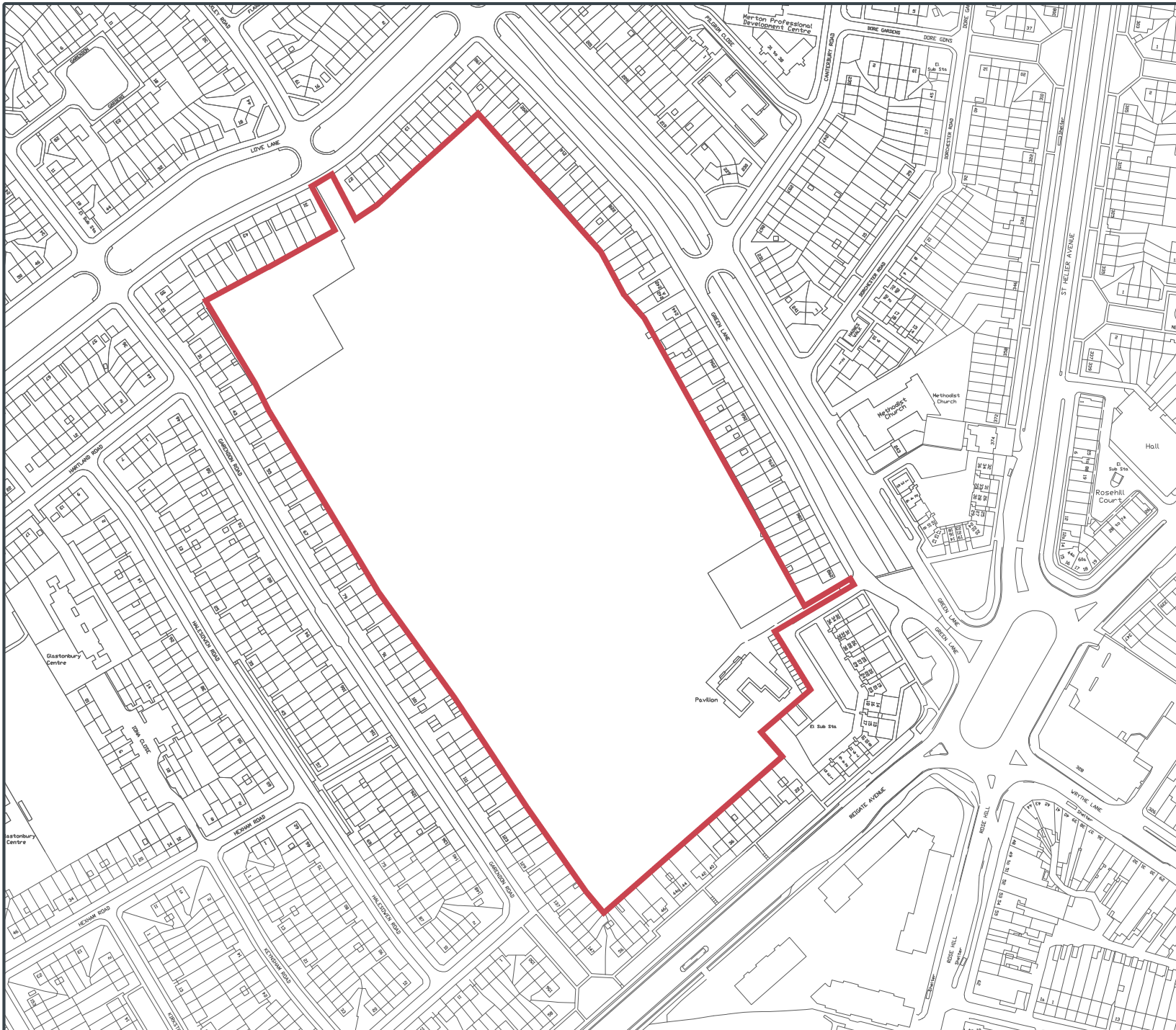
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Map 5.22

Thomas Wall Park and Playground

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SCHEDULE 5.C: METROPOLITAN GREEN CHAINS

Map	Metropolitan Green Chains	Page
5.23	Metropolitan Green Chains Location Map	103



SCHEDULE 5.C: METROPOLITAN GREEN CHAINS

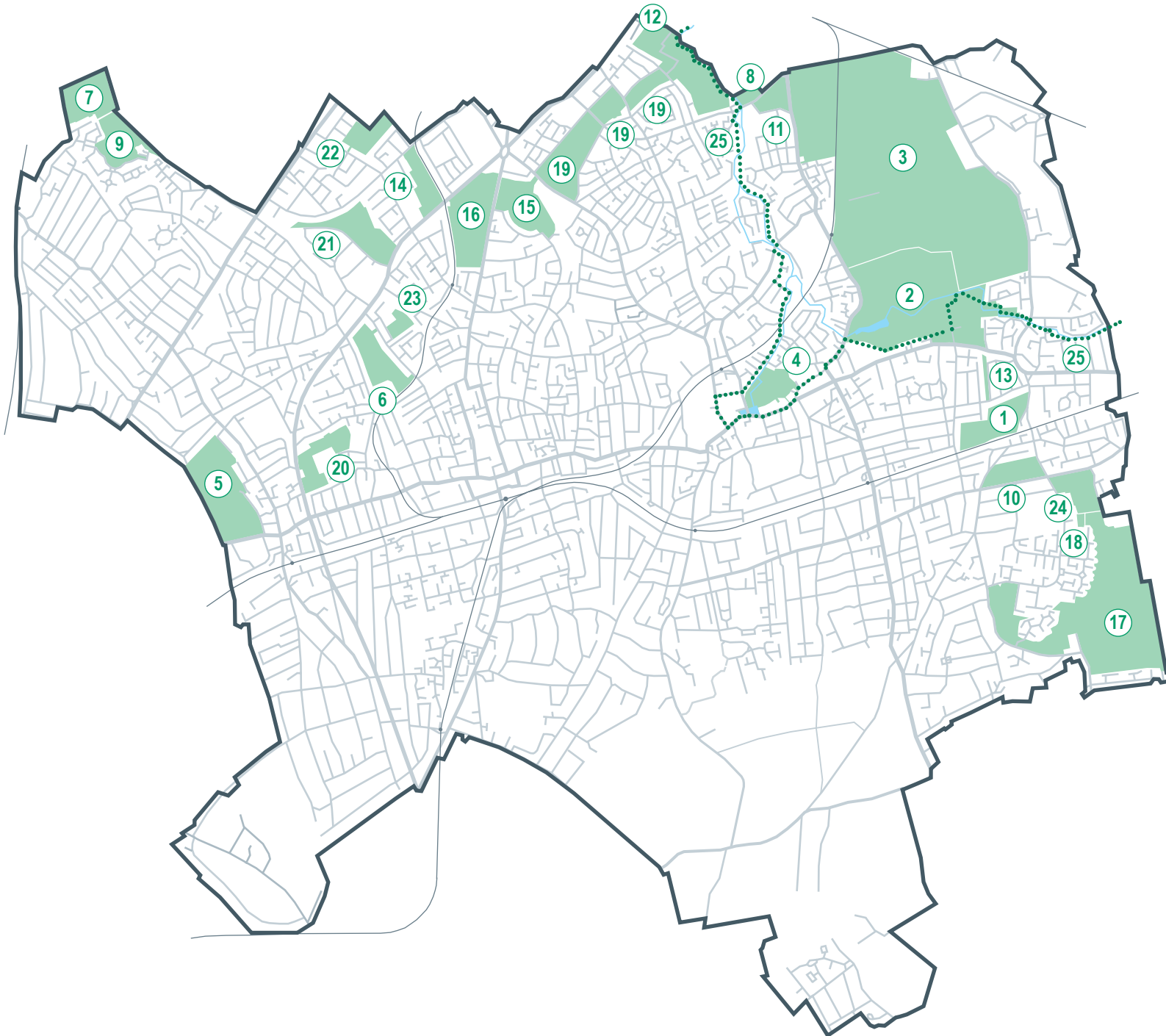
No	Metropolitan Green Chain	Committee Area
1	Bandon Hill Cemetery and Demesne Road Allotments	Beddington and Wallington
2	Beddington Park and Carew Manor	Beddington and Wallington
3	Beddington / Mitcham Area	Beddington and Wallington
4	Carshalton Ponds and The Grove	Carshalton and Clockhouse
5	Cheam Park and Recreation Ground	Sutton South, Cheam and Belmont
6	Collingwood Recreation Ground and Gander Green Lane Allotments	Sutton
7	Green Lane Primary School playing fields and adjoining land	Cheam North and Worcester Park
8	Land North of Goat Road, Beddington Corner	St Helier, The Wrythe and Wandle Valley
9	Mayflower Park and land fronting Green Lane	Cheam North and Worcester Park
10	Mellows Park	Beddington and Wallington
11	Mill Green	St Helier, The Wrythe and Wandle Valley
12	Poulter Park, Playing Fields and Riverside	St Helier, The Wrythe and Wandle Valley
13	Queen Elizabeth Walk	Beddington and Wallington
14	Reigate Avenue Recreation Ground	Cheam North and Worcester Park
15	Rosehill Park East	Sutton
16	Rosehill Recreation Ground	Sutton
17	Roundshaw Park, Downs and Playing Fields	Beddington and Wallington
18	St Elphege's Primary School Playing Field	Beddington and Wallington
19	St Helier Open Spaces (3 parts)	St Helier, The Wrythe and Wandle Valley
20	Seear's Park and Perrett's Field	Sutton
21	Sutton Cemetery and Kimpton Linear Park and Open Space	Cheam North and Worcester Park
22	Sutton Common Recreation Ground	Cheam North and Worcester Park
23	Westbourne Primary School Grounds	Sutton
24	Wilson's School Playing Fields	Beddington and Wallington
25	Wandle Trail, St Helier, The Wrythe and Wandle Valley and Beddington and Wallington	Beddington and Wallington Carshalton and Clockhouse St Helier, The Wrythe and Wandle Valley

Map 5.23

Metropolitan Green Chains

Relevant Policy P-25

-  Metropolitan Green Chains
-  Wandle Trail



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SCHEDULE 5.D: METROPOLITAN GREEN CHAIN LINKS AND REQUIRED ENHANCEMENTS

NORTH EASTERN GREEN CHAIN

1. The north-eastern chain of open spaces extends south-eastwards and north-eastwards along the northern boundary of the borough, from Morden Park in Merton via Elm Road (west) to Sutton Common Recreation Ground. An important link between this space and the Elm Brook Nature Reserve and allotments North of Rutland Drive is a footpath just off Rutland Drive. This open space is linked with Reigate Avenue Recreation Ground via a cycle-/footpath along Romany Gardens. The links between these sites are also part of the London Cycle Network.
2. Other sites which comprise this chain are: Rosehill Recreation Ground, Rosehill Park East, St Helier open spaces (3 parts), Poulter Park and Playing Fields and land north of Goat Road which link up with the open spaces along the south and west of Merton borough. This chain eventually links up with the River Thames at Barn Elms in Richmond, via Richmond Park, Roehampton Golf Course and Barnes Common. This is the most established green chain in the borough and links between these sites are the strongest and involve, in most cases, just the crossing of a road. This chain extends to the Mill Green open space along Watermead Lane, and eastwards along Goat Road. Enhancements of these links could be achieved by environmental improvements along Watermead Lane and Goat Road. The chain extends further eastwards along the northern boundary of the minerals extraction sites, and then southwards to the Beddington Farmlands site via a footpath to Beddington Park.
3. Two other sites that form an integral part of this chain are: the open area of grassland beyond Green Lane Primary School, north of Green Lane and the Mayflower Park within the Hamptons housing development, adjoining the joint Merton and Sutton Cemetery to the west and the Sir Joseph Hood Memorial Playing Fields further north. These two sites form a significant part of the green chain in this and adjoining boroughs which extends via the Sir Joseph Hood Memorial Playing Fields in Merton towards Wimbledon Common and Richmond Park to the River Thames. It also extends eastwards through the cemetery and via Lower Morden Lane in Merton to Morden Park, which is located on the borough's northern boundary. Links between these sites are weak and the council will encourage their improvement. The enhancement of these links could be facilitated, for example, through entering into planning agreements with developers of adjoining sites.

EASTERN GREEN CHAIN

4. The eastern chain of open spaces extends northwards from Roundshaw Park, Downs and Playing Fields and St Elphege's and Wilson Schools Playing Fields along Plough Lane to Mellows Park and further north to Bandon Hill Cemetery and Demesne Road Allotments. Bandon Hill Cemetery is linked with Queen Elizabeth Walk via a footpath to Rookwood Avenue. This narrow strip of mature woodland incorporates a central footpath, is accessible by pedestrians and cyclists and links Queenswood Avenue with Croydon Road. This open space is linked with Beddington Park via a footpath leading westwards along Croydon Road.
5. This chain extends through Beddington Park and Beddington Farmlands to Mitcham Common in Merton and a network of open spaces surrounding the River Wandle through Merton and Wandsworth to the River Thames. A key improvement to this link was the development of a footpath along the western boundary of Beddington Farmlands. Further enhancements could include the greening of sidewalks and the marking of footpaths and cycleways northwards along Plough Lane and Rookwood Avenue. In conjunction with the future extension of the

cemetery (Policy CL20), the council will also encourage the development of a public footpath or the enhancement of the existing footpath between Bandon Hill Cemetery and Demesne Road allotments.

6. The large area of open land at Roundshaw also extends towards the Purley Way Playing Fields in Croydon to the east. Another link with Croydon's open space system is eastwards along the southern bank of the River Wandle and the bridle path towards Waddon Ponds.

WESTERN GREEN CHAIN

7. The chain of open spaces to the west of Sutton extends south-westwards from Reigate Avenue Recreation Ground along Oldfields Road to Sutton Cemetery and south eastwards along Collingwood Road to Collingwood Recreation Ground and Westbourne Primary School Grounds in Anton Crescent, off Colingwood Road. The chain extends further along Frederick Road and Denbigh Close via a footpath through the Surrey Tennis and Country Club to Seear's Park and Perrett's Field. The link extends further south-westwards via Park Lane to Cheam Park and Recreation Ground. Eventually it links up with the Green Belt in Epsom Ewell via Nonsuch Park and with the network of open spaces north towards the River Thames via open spaces in Merton, Wandsworth and Richmond.
8. Another important link is the one extending north-westwards from Oldfields Road (south of Sutton Cemetery), Willow Walk and along the public right of way beside the Pyl Brook, and further north-westwards along the one side of Trafalgar Drive and Conrad Drive to link up with a footpath along the eastern boundary of the Hamptons housing development. It extends further via the Sir Joseph Hood Memorial Playing Fields in Merton towards Wimbledon Common and Richmond Park to the River Thames. It also extends eastwards through the cemetery and via Lower Morden Lane in Merton to Morden Park.
9. Most of the links between these sites are designated cycle- and walkways. However, they are considered the weakest in the borough. The sites comprising this chain currently act as 'stepping stones' in relation to the other green chains in the borough. Therefore, the council will particularly look at enhancing and strengthening the routes/links between these sites. Key improvements to these links could include the provision of an additional entry point to the south western parcel of land at Sutton Cemetery, when it becomes available for future burial space, and the enhancement of the public right of way along the Pyl Brook.
10. The Impact of the Wandle Valley Regional Park: Many enhancements to the North Eastern and Eastern Green Chain are likely to be brought about as a result of the establishment of the Wandle Valley Regional Park.

SCHEDULE 5.E: PUBLIC OPEN SPACE

Map	Public Open Space	Page
5.24	Public Open Space Location Map	109

SCHEDULE 5.E: PUBLIC OPEN SPACE

No	Public Open Space	Area (ha)	Committee Area
1	All Saints Churchyard	1.7	Carshalton and Clockhouse
2	All Saints Churchyard Benhilton	0.9	Sutton
3	Back Green, Green Lane, Worcester Park	0.74	Cheam North and Worcester Park
4	Bandon Hill Cemetery, Wallington	7.9	Beddington and Wallington
5	Beddington Farmlands (Wandle Valley Regional Park)	50.8	Beddington and Wallington
6	Beddington Park, Wallington	62.2	Beddington and Wallington
7	Belmont Park, Belmont Road, Belmont	1.6	Sutton South, Cheam and Belmont
8	Benhill Recreation Ground, Lavender Road, Sutton	2.4	Sutton
9	Buckland Way Recreation Ground, Worcester Park	0.8	Cheam North and Worcester Park
10	Carshalton Park, Ruskin Road, Carshalton	9.3	Carshalton and Clockhouse
11	Cheam Park and Recreation Ground	25	Sutton South, Cheam and Belmont
12	Collingwood Recreation Ground (excluding Sutton United FC Sports Ground), West Sutton	6.9	Sutton
13	Corrigan Avenue Recreation Ground, Corrigan Avenue, Coulsdon	5.9	Carshalton and Clockhouse
14	Courtney Crescent, Carshalton Beeches	0.4	Carshalton and Clockhouse
15	Cuddington Recreation Ground, Sandringham Road, Worcester Park	10.0	Cheam North and Worcester Park
16	Culvers Way Green, The Wrythe	0.8	St Helier, Wrythe and Wandle Valley
17	Dale Park Recreation Ground, Dale Park Avenue, Carshalton	1.5	St Helier, Wrythe and Wandle Valley
18	Devonshire Avenue Nature Area	0.41	Sutton South, Cheam and Belmont
19	Dorchester Road Recreation Ground, Worcester Park	2.5	Cheam North and Worcester Park
20	Elm Grove, London Road, Carshalton	0.5	Beddington and Wallington
21	Fairlands Park, London Road, Cheam	3.0	Cheam North and Worcester Park
22	Great Woodcote Park, Ambrey Way/The Drive, Wallington	1.5	Beddington and Wallington
23	Green at Longlands Avenue	0.5	Carshalton and Clockhouse
24	The Green, High Street, Sutton (two parts)	1.0	Sutton
25	Grove Park, High Street, Carshalton	9.2	Carshalton and Clockhouse
26	Hamilton Avenue Recreation Ground, Kimpton Road, Cheam	2.1	Cheam North and Worcester Park
27	Kimpton Linear Park and Open Space	2.5	Cheam North and Worcester Park


No	Public Open Space	Area (ha)	Committee Area
28	Land rear of Longlands Avenue	0.5	Carshalton and Clockhouse
29	Limes Avenue Recreation Ground, Carshalton	1.2	St Helier, Wrythe and Wandle Valley
30	Little Woodcote Wood, Carshalton	1.7	Carshalton and Clockhouse
31	Mayflower Park, The Hampton	12.4	Cheam North and Worcester Park
32	Manor Park, Throwley Way, Sutton	2.3	Sutton
33	Mellows Park, Stafford Road, Wallington	7.8	Beddington and Wallington
34	Mill Green, Beddington Corner	4.9	St Helier, Wrythe and Wandle Valley
35	Oaks Park (including woods around golf course)	33.6	Carshalton and Clockhouse
36	Old Belmont Hospital Meadow	1.3	Sutton South, Cheam and Belmont
37	Overton Park, Overton Road, Belmont	8.5	Sutton South, Cheam and Belmont
38	Pond, War Memorial and Garden of Remembrance, Carshalton	0.5	Carshalton and Clockhouse
39	Poulter Park (including playing fields), St Helier	21.7	St Helier, Wrythe and Wandle Valley
40	Pyl Brook Riverside	0.61	Cheam North and Worcester Park
41	Queen Elizabeth Walk, Wallington	1.9	Beddington and Wallington
42	Queen Mary's Park	8.5	Carshalton and Clockhouse
43	Radcliffe Gardens Green Space	0.4	Carshalton and Clockhouse
44	Reigate Avenue Recreation Ground, Forest Road, Sutton	6.2	Cheam North and Worcester Park
45	Rosehill Park East	12.8	Sutton
46	Rosehill Recreation Ground	15.5	Sutton
47	Roundshaw Park, Downs and Playing Fields	63.8	Beddington and Wallington
48	Royston Park, Sutton	3.3	St Helier, Wrythe and Wandle Valley
49	Ruffett, Big Wood and adjacent meadow	9.3	Carshalton and Clockhouse
50	Rushey Meadow Park/ Fellowes Park, off Wrythe Lane, Carshalton	1.6	St Helier, Wrythe and Wandle Valley
51	Seear's Park and Perrett's Field, St. Dunstan's Hill, Cheam	10.4	Sutton
52	Springclose Lane, Cheam	0.4	Sutton South, Cheam and Belmont
53	St. Dunstan's Churchyard, Cheam	0.7	Sutton South, Cheam and Belmont
54	St. Helier Open Space (three parts)	25.0	St Helier, Wrythe and Wandle Valley
55	St. Mary's Field, Bute Road, Wallington	0.5	Beddington and Wallington
56	St. Nicholas Churchyard, Sutton	0.5	Sutton
57	St. Phillips Churchyard and Cuddington Cemetery	1.3	Cheam North and Worcester Park
58	Stanley Park Recreation Ground	3.9	Carshalton and Clockhouse
59	Sutton Common Recreation Ground	6.4	Cheam North and Worcester Park
60	Sutton Ecology Centre, Carshalton	1.8	Carshalton and Clockhouse
61	Thomas Wall Park, Green Lane, Rosehill	7.1	St Helier, Wrythe and Wandle Valley
62	Wandle Riverside excluding Riverside in other Public Open Space	5.2	St Helier, Wrythe and Wandle Valley (mainly)
63	Warren Park, Kings Lane, Sutton	1.0	Carshalton and Clockhouse

No	Public Open Space	Area (ha)	Committee Area
64	The Warren Recreation Ground	0.4	Carshalton and Clockhouse
65	Former Watercress Beds, Guy Road, Beddington	2.9	Beddington and Wallington
66	Watercress Park, Spencer Road, Hackbridge	1.1	St Helier, Wrythe and Wandle Valley
67	Wilderness Island and land opposite River Gardens and adjacent to railway, River Gardens, Carshalton	2.7	St Helier, Wrythe and Wandle Valley
68	Woodcote Green, Sandy Lane South, Wallington	1.0	Beddington and Wallington
69	Wrythe Green, Wrythe Lane, Carshalton	1.2	St Helier, Wrythe and Wandle Valley
70	Wrythe Recreation Ground, Wrythe Lane, Carshalton	3.8	Carshalton and Clockhouse
71	Yardley Recreation Ground, off Wordsworth Drive, Cheam	0.6	Sutton South, Cheam and Belmont

Map 5.24

Public Open Space

Relevant Policy P-25

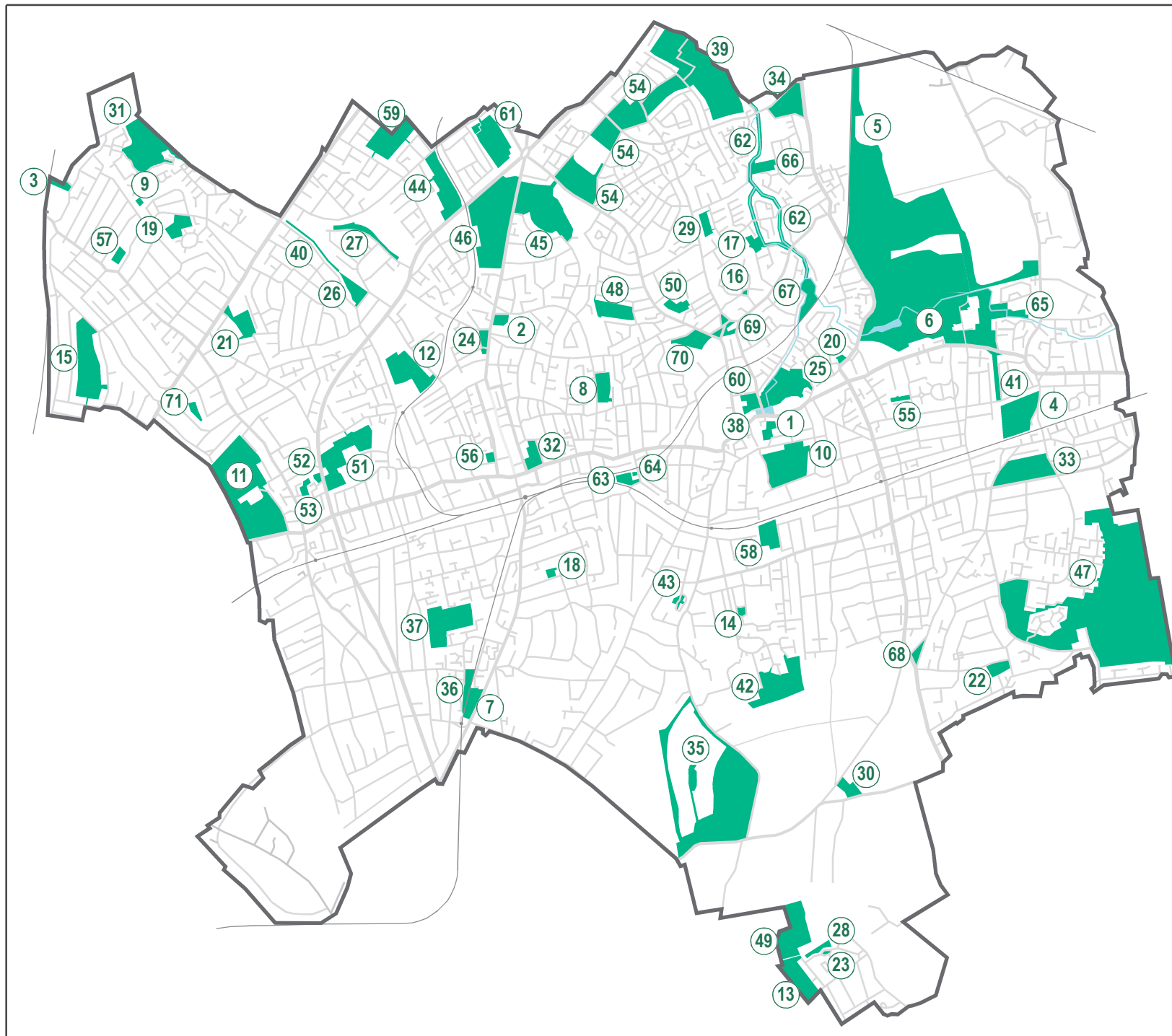
 Public Open Space



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SCHEDULE 5.F: URBAN GREEN SPACE

Map	Urban Green Space	Page
5.25	Urban Green Space Location Map	111

SCHEDULE 5.F: URBAN GREEN SPACE

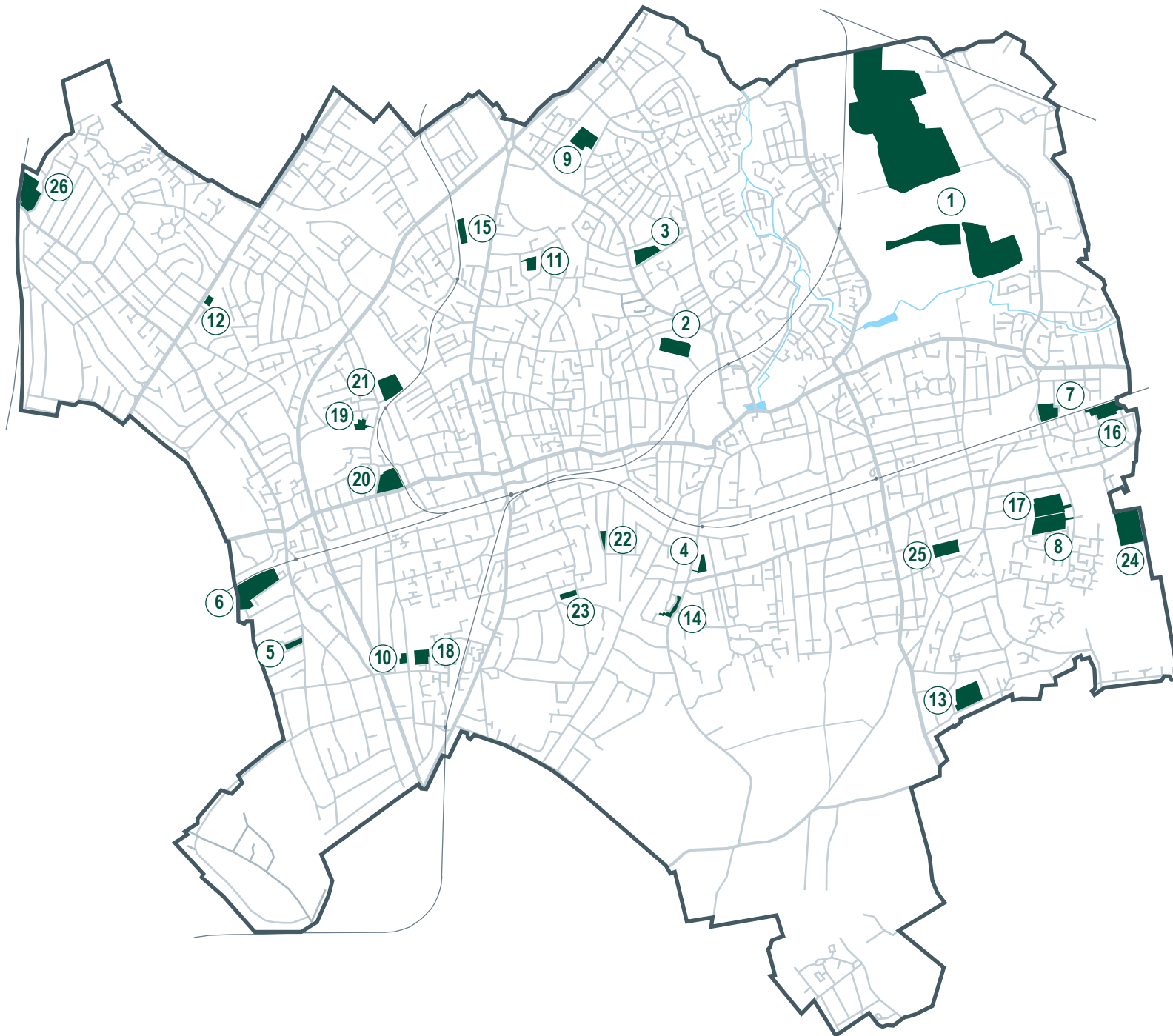
No	Urban Green Space	Area (ha)	Committee Area
1	Beddington Farmlands	44.1	Beddington and Wallington
2	Carshalton Athletic F.C., off Wrythe Lane, Carshalton	1.7	Carshalton and Clockhouse
3	Carshalton Boys Sports College Sports Ground, Muschamp Road	1.9	St Helier, Wrythe and Wandle Valley
4	Carshalton Lawn Tennis Club, off Beeches Avenue, Carshalton	0.7	Carshalton and Clockhouse
5	The Cheamfields Club, Devon Road, Cheam	0.6	Sutton South, Cheam and Belmont
6	Cheam Sports Club, Peaches Close, Cheam	7.3	Sutton South, Cheam and Belmont
7	Cricket for Change, Wallington	1.6	Beddington and Wallington
8	Croydon Gas Sports Club, Mollison Drive	3.5	Beddington and Wallington
9	David Weir Sports Arena, Tweeddale Road	4.9	St Helier, Wrythe and Wandle Valley
10	Downs Tennis Club, Holland Avenue, Belmont	0.4	Sutton South, Cheam and Belmont
11	Former Aultone Way Allotments	0.8	Sutton
12	North Cheam Sports and Social Club	1.9	Cheam North and Worcester Park
13	Purley Sports Club, off Lordsbury Field, Woodcote Green	3.5	Beddington and Wallington
14	Radcliffe Gardens and Woodland, Carshalton Beeches	1.2	Carshalton and Clockhouse
15	Rosehill Tennis Centre, Rose Hill	4.9	Sutton
16	Sheen Way Playing Fields	2.5	Beddington and Wallington
17	Southern Railway Sports Club, Mollison Drive	3.6	Beddington and Wallington
18	Sutton Bowling Club, off Dorset Road, Belmont	1.4	Sutton South, Cheam and Belmont
19	Sutton Churches Tennis Club, off Gander Green Lane, Sutton	0.6	Sutton
20	Sutton Cricket Club, Cheam Road, Sutton	2.8	Sutton
21	Sutton United F.C. Sports Ground, Collingwood Road Recreation Ground, Sutton	2.3	Sutton
22	Sutton Highfields Lawn Tennis Club, Mayfield Road, Sutton	0.4	Sutton South, Cheam and Belmont
23	Sutton Tennis and Squash Club, Devonshire Road, Sutton	0.7	Sutton South, Cheam and Belmont
24	Virgin Active, Hannibal Way	3.4	Beddington and Wallington
25	Wallington Sports Club	1.9	Beddington and Wallington
26	Worcester Park Athletic Club, Green Lane, Worcester Park	2.8	Cheam North and Worcester Park

Map 5.25

Urban Green Space

Relevant Policy P-G

 Urban Green Space



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SCHEDULE 5.G: COUNCIL ALLOTMENTS

Map	Council Allotments	Page
5.26	Council Allotments Location Map	114

SCHEDULE 5.G: COUNCIL ALLOTMENTS

No	Allotment	Status	Area (ha)	Committee Area
1	Beddington Park	Non-statutory	0.2	Beddington and Wallington
2	Belmont	Statutory	2.1	Sutton South, Cheam and Belmont
3	Benhill	Statutory	2.4	Sutton
4	Buckland Way	Statutory	1.4	Cheam North and Worcester Park
5	Bushey Meadow	Statutory	0.5	Sutton
6	Bute Road	Statutory	1.6	Beddington and Wallington
7	Central Road	Statutory	0.3	Cheam North and Worcester Park
8	Cheam Court (includes Forge Lane)	Statutory	0.3	Sutton South, Cheam and Belmont
9	Cheam Park Nursery	Statutory	1.2	Sutton South, Cheam and Belmont
10	Cheam Park Paddock	Non-statutory	0.3	Sutton South, Cheam and Belmont
11	Chaucer Road	Statutory	0.6	Sutton
12	Clensham Lane	Statutory	0.2	Sutton
13	Culvers Avenue	Statutory	0.4	St Helier, Wrythe and Wandle Valley
14	Demesne Road	Statutory	4.1	Beddington and Wallington
15	Duke Street	Statutory	0.3	Sutton
16	Fryston Avenue	Statutory	0.3	Carshalton and Clockhouse
17	Gander Green Lane	Statutory	3.6	Sutton
18	Goose Green	Statutory	1.1	Beddington and Wallington
19	Green Wrythe Lane	Statutory	1.9	St Helier, Wrythe and Wandle Valley
20	Greenshaw Farm	Statutory	1.4	Cheam North and Worcester Park
21	Lavender Road	Statutory	0.3	Beddington and Wallington
22	Mill Green	Statutory	0.5	St Helier, Wrythe and Wandle Valley
23	Orchard Allotments (formerly Bute Road)	Statutory	1.1	Beddington and Wallington
24	Perrett's Field	Statutory	0.9	Sutton
25	Priory Crescent	Statutory	0.1	Cheam North and Worcester Park
26	Pylbrook Triangle	Statutory	0.03	Sutton
27	Ridge Road	Statutory	0.9	Cheam North and Worcester Park

No	Allotment	Status	Area (ha)	Committee Area
28	Roundshaw	Statutory	1.9	Beddington and Wallington
29	Spencer Road (New Site)	Statutory	1.0	St Helier, Wrythe and Wandle Valley
30	Stanley Road	Statutory	3.9	Carshalton and Clockhouse
31	Wandle Road	Non-statutory	0.6	Beddington and Wallington
32	Wandle Side	Statutory	0.2	Beddington and Wallington
33	The Warren	Non-statutory	0.2	Carshalton and Clockhouse
34	Watson Avenue	Statutory	0.4	Cheam North and Worcester Park
35	Westmead Road	Statutory	3.6	Carshalton and Clockhouse
36	Woodend	Non-statutory	0.8	Sutton
37	Wrights' Row	Non-statutory	0.2	Beddington and Wallington

Map 5.26

Council Allotments Location Map

Relevant Policy P-25



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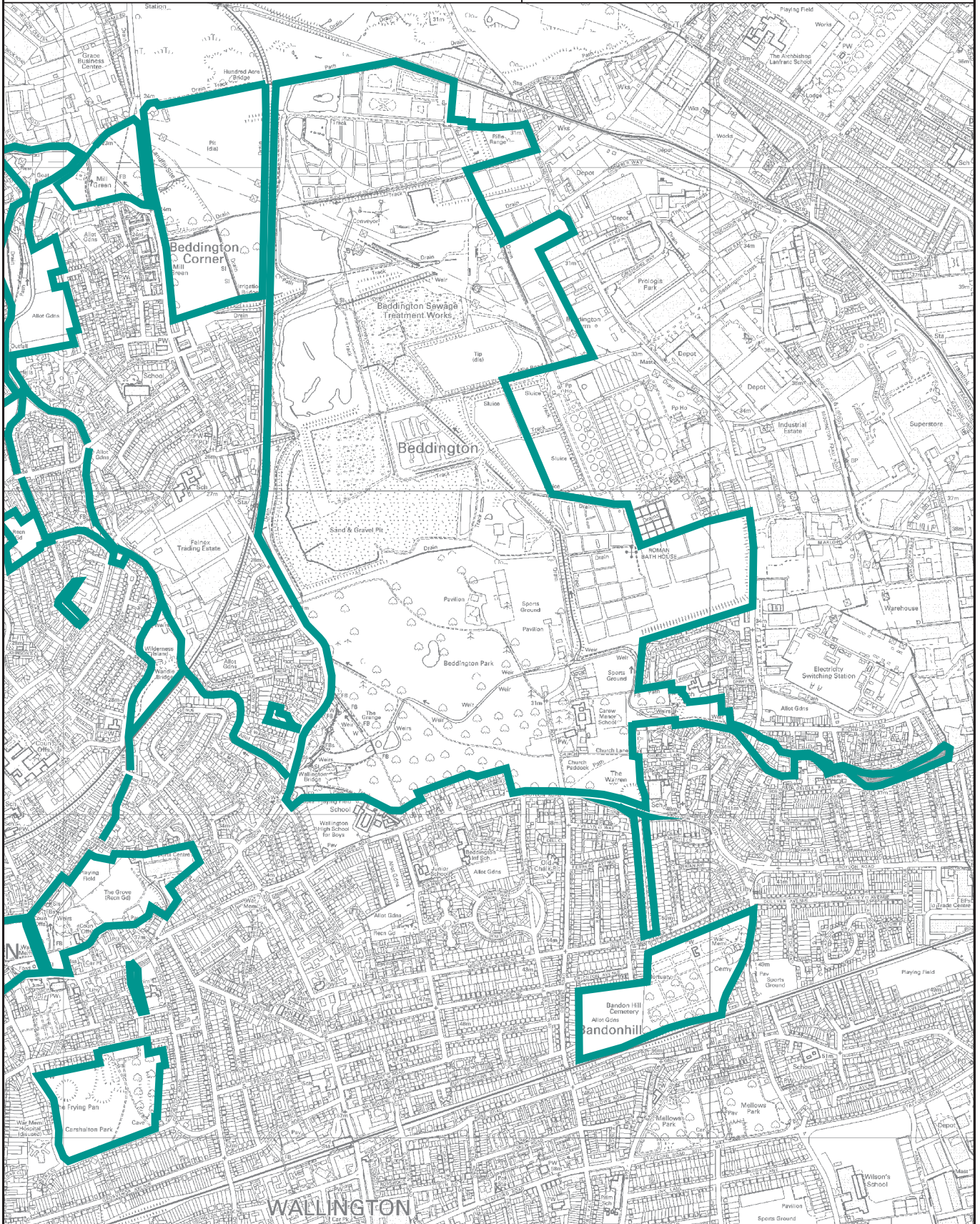
SCHEDULE 5.H: OPEN SPACE HIERARCHY

Map	Open Space Hierarchy	Page
5.27	Green Spaces Safeguarded for the Wandle Valley Regional Park (Map i)	117
5.28	Green Spaces Safeguarded for the Wandle Valley Regional Park (Map ii)	118
5.29	Deficiency in Access Metropolitan Parks	119
5.30	Deficiency in Access to District Parks	120
5.31	Deficiency in Access to Local Parks	121
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5.33	Deficiency in Neighbourhood Equipped Area of Play	123

SCHEDULE 5.H: OPEN SPACE HIERARCHY

Type of Open Space & Main Function	Approximate Size and Distance from Home	Characteristics
<p>REGIONAL PARKS AND OPEN SPACES (Linked Metropolitan Open Land and Green Belt Corridors)</p> <p>Weekend and occasional visits by car or public transport.</p>	<p>400 HECTARES</p> <p>3.2 - 8 kilometres</p>	<p>Large areas, corridors or networks of open space, the majority of which will be publicly accessible and provide a range of facilities and features offering recreational, ecological, landscape, cultural or green infrastructure benefits. Offer a combination of facilities and features that are unique within London, are readily accessible by public transport and are managed to meet best practice quality standards.</p>
<p>METROPOLITAN PARKS Weekend and occasional visits by car or public transport</p>	<p>60 HECTARES</p> <p>3.2 kilometres or more where the park is appreciably larger</p>	<p>Large areas of open space that provide a similar range of benefits to Regional Parks and offer a combination of facilities at a sub-regional level, are readily accessible by public transport and are managed to meet best practice quality standards.</p>
<p>DISTRICT PARKS Weekend and occasional visits by foot, cycle, car and short bus trips</p>	<p>20 HECTARES</p> <p>1.2 kilometres</p>	<p>Large areas of open space that provide a landscape setting with a variety of natural features providing a wide range of activities, including outdoor sports facilities and playing fields, children's play for different age groups and informal recreation pursuits.</p>
<p>LOCAL PARKS Pedestrian visits</p>	<p>2 HECTARES</p> <p>0.4 kilometres</p>	<p>Providing for court games, children's play, sitting out areas and nature conservation areas.</p>

Type of Open Space & Main Function	Approximate Size and Distance from Home	Characteristics
<p>SMALL LOCAL PARKS AND OPEN SPACES Pedestrian visits, especially by old people and children; particularly valuable in high density areas.</p>	<p>UNDER 2 HECTARES Under 0.4 kilometres</p>	<p>Gardens, sitting out areas, children's play spaces or other areas of a specialist nature, including nature conservation areas.</p>
<p>LINEAR OPEN SPACES Pedestrian visits</p>	<p>VARIABLE Wherever feasible</p>	<p>Open spaces and towpaths alongside the Thames, canals and other waterways; paths, disused railways; nature conservation areas; and other routes that provide opportunities for informal recreation. Often characterised by features or attractive areas which are not fully accessible to the public but contribute to the enjoyment of the space.</p>



London Borough of Sutton

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

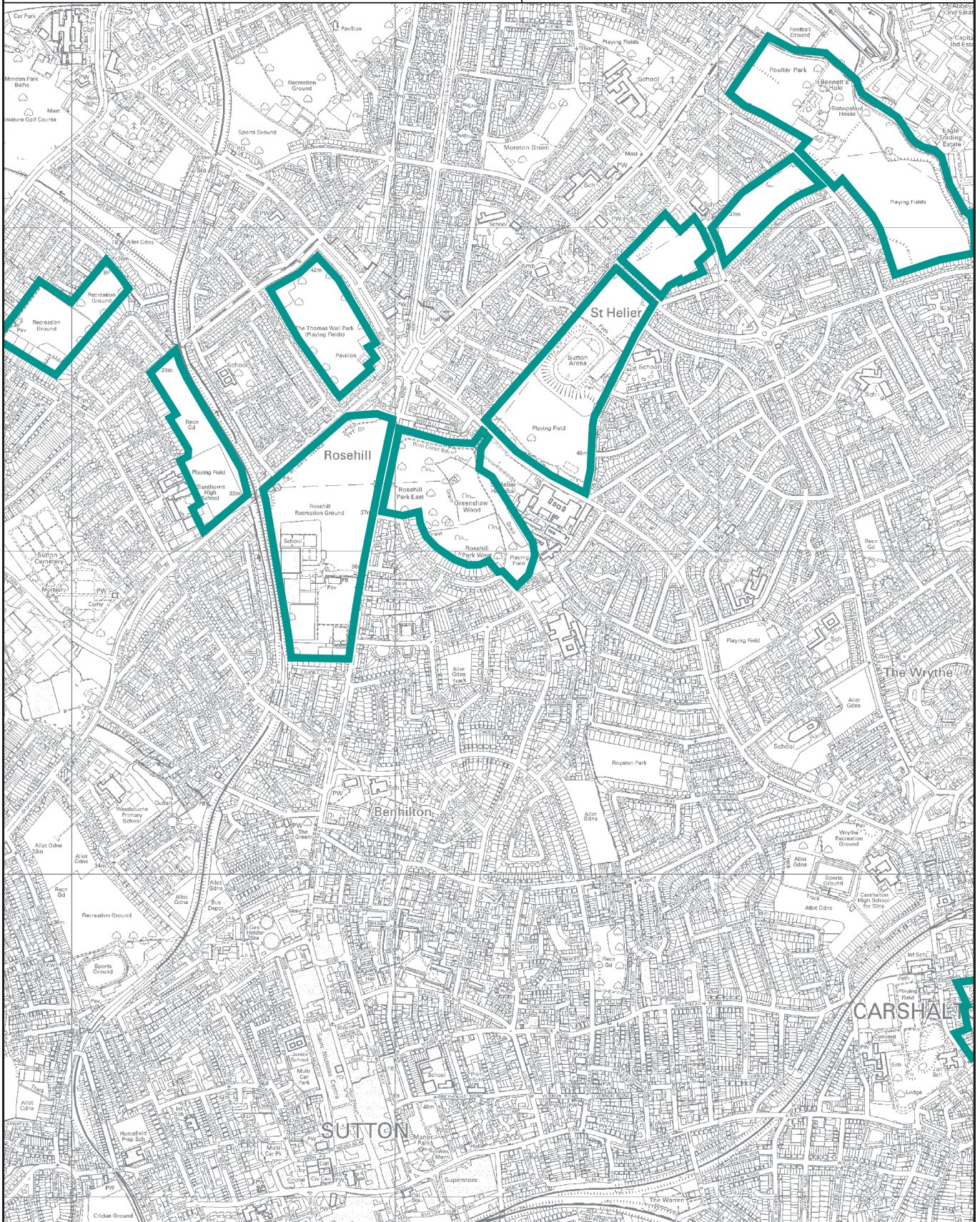



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Green Spaces safeguarded for the Wandle Valley Regional Park (i)

Area designated as part of the Wandle Valley Regional Park. Originally published as part of the Core Strategy Proposals Map amendments.









<p>London Borough of Sutton</p> <p>Environment and Leisure 24 Denmark Road Carshalton SM5 2JG</p>		<p>This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office © Crown Copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. London Borough of Sutton 10008655X 2012</p>	<p>↑ N</p> <p>NOT TO SCALE</p>	<p>Green Spaces safeguarded for the Wandle Valley Regional Park (ii)</p> <p>Area designated as part of the Wandle Valley Regional Park. Originally published as part of the Core Strategy Proposals Map amendments.</p>
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Map 5.29

Deficiency in Access to Metropolitan Parks
3.2km or more from Metropolitan Parks

Relevant Policy P-25

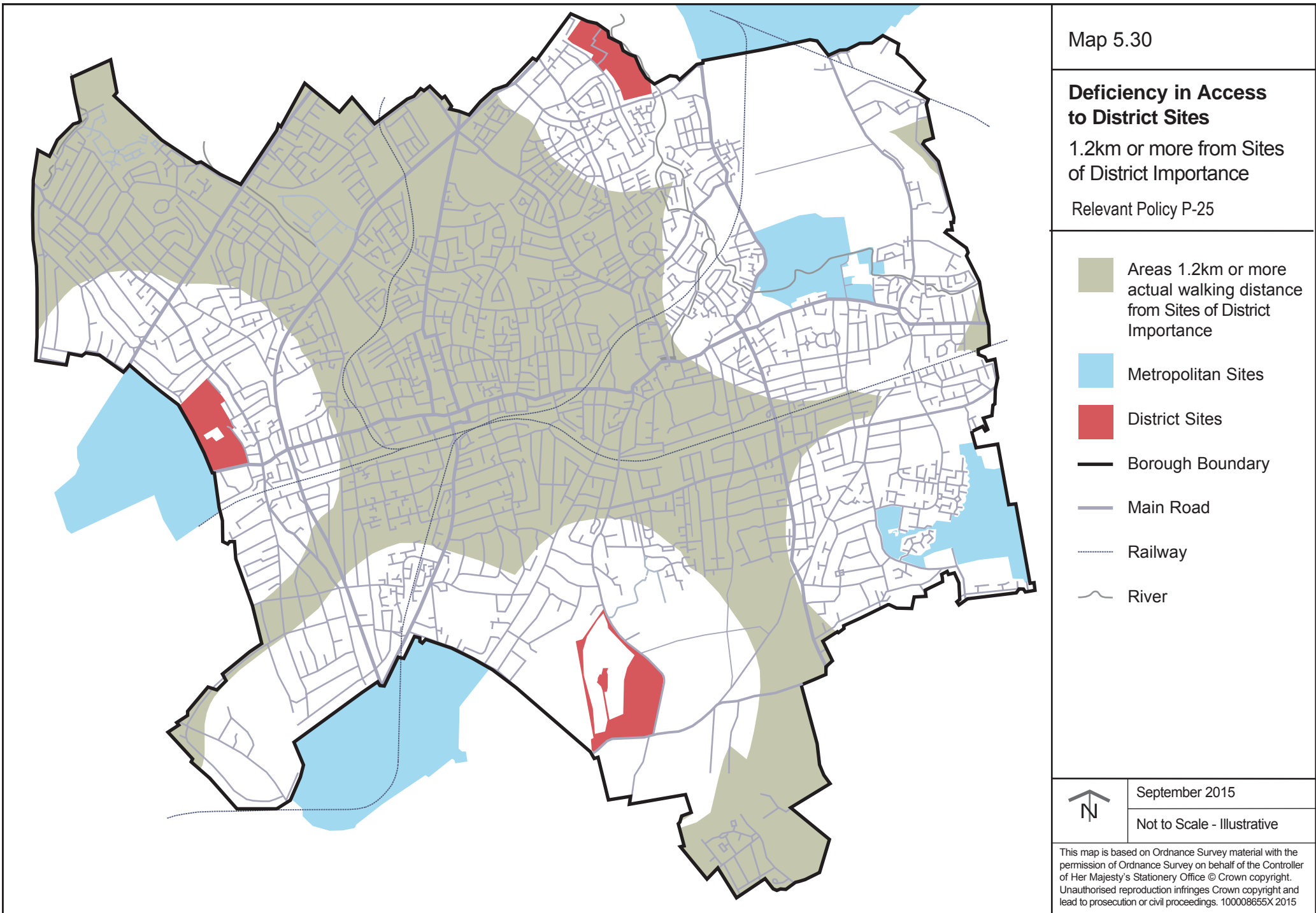
-  Areas 3.2km or more actual walking distance from Sites of Metropolitan Importance
-  Metropolitan Sites
-  Borough Boundary
-  Main Road
-  Railway
-  River

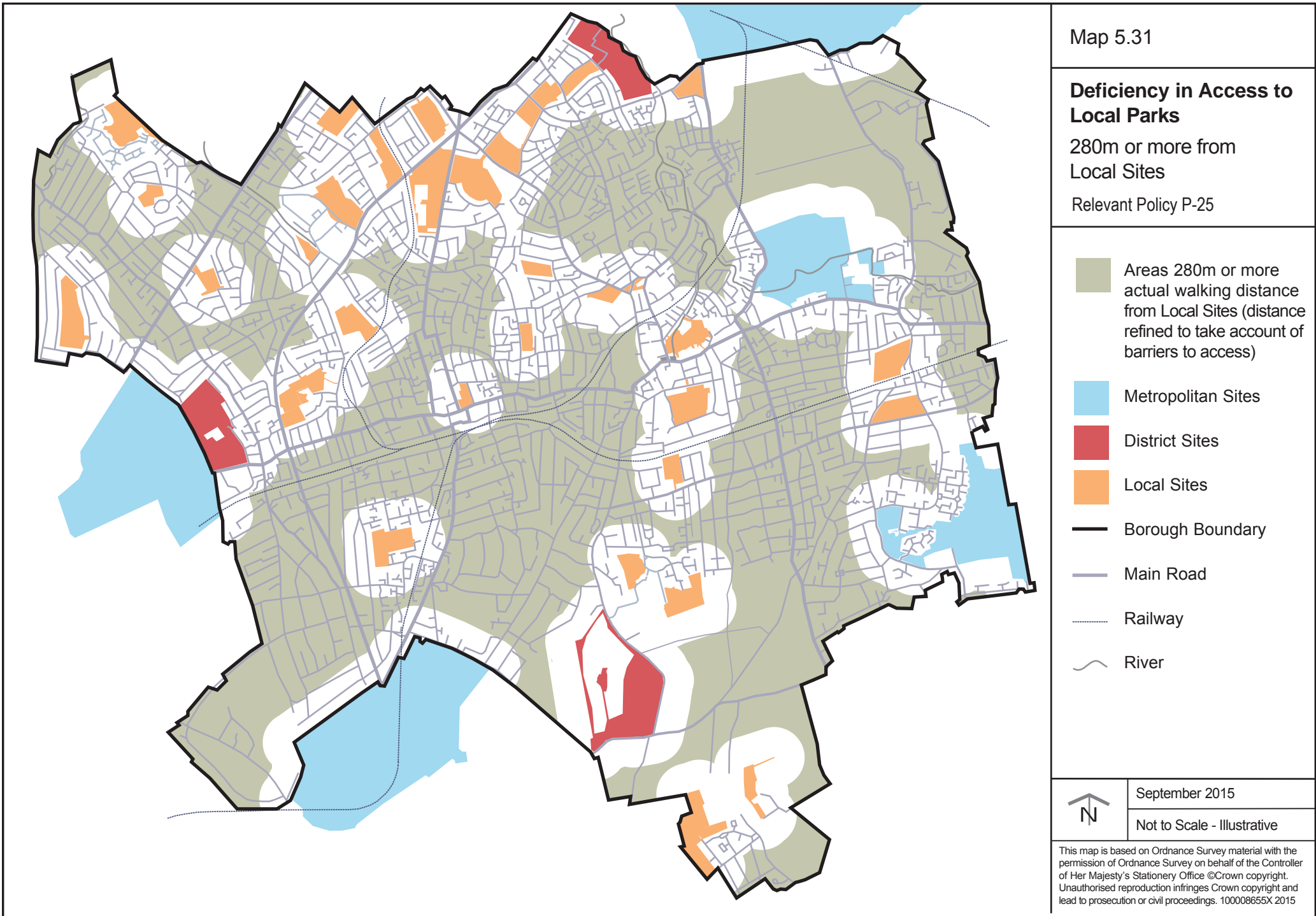


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Map 5.32

Areas of LEAP Deficiency

400m or more from a LEAP
(Local Equipped Area of Play)

Relevant Policy P-25

- LEAPs in public parks
- Play areas on housing estates (LEAPs)
- Areas 400m or more actual walking distance from a LEAP, 240m radical catchment
- Borough Boundary
- Main Road
- Railway
- ~ River

Map compiled using updated data from
Scott Wilson Open Space Study 2005



November 2015

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- 1 Cheam Park
- 2 Overton Park
- 3 Carshalton Park
- 4 Corrigan Avenue Recreation Ground
- 5 Stanley Park
- 6 Fairlands Park
- 7 Sutton Common Recreation Ground
- 8 Hamilton Avenue Recreation Ground
- 9 Manor Park
- 10 Benhill Recreation Ground
- 11 Sutton Green
- 12 Collingwood Recreation Ground
- 13 Seear's Park & Nursery
- 14 St Mary's Field
- 15 Orchard Avenue Park
- 16 Dorchester Road Recreation Ground
- 17 Dale Park Recreation Ground
- 18 Shanklin Estate Rookley/Westover Close
- 19 Alexandra Gardens
- 20 Benhill estate
- 21 Collingwood Estate
- 22 Mill Green Flats Playground
- 23 Rosa Smith Playground, Longfellow Road

- 24 Royston Park
- 25 Beddington Park
- 26 Grove Park
- 27 Mellows Park
- 28 Wrythe Recreation Ground
- 29 Poulter Park
- 30 Cuddington Recreation Ground
- 31 Roundshaw Park
- 32 Belmont Park
- 33 St Helier Open Space
- 34 Rosehill Park West

Map 5.33

London Borough of Sutton
**Areas of NEAP
Deficiency**
1000m or more from a NEAP
(Neighbourhood Equipped Area
of Play)

Relevant Policy P-25



- NEAP
- Areas 1000m or more actual walking distance from a NEAP, 600m radical catchment
- Borough Boundary
- Main Road
- Railway
- River

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SCHEDULE 5.I: OPEN SPACE ACCESS BY WARD

Table	Open Space By Ward
5.1	Open Space By Ward

TABLE 5.1: OPEN SPACE ACCESS BY WARD

(As of February 2016)

Ward or Committee Area	Area of Unrestricted Open Space (ha)	Population (2011 Census)	Amount of Open Space per 1000 population	Amount of Open Space Above or Below Borough Average
Cheam North and Worcester Park Local Committee				
Total Area of Unrestricted Open Space: 63.2ha				
Worcester Park	17.84	11,655	1.53	-1.20
Stonecot	28.93	10,712	2.70	-0.03
Nonsuch	16.43	10,641	1.54	-1.19
Sutton South, Cheam and Belmont Local Committee				
Total Area of Unrestricted Open Space: 43.25ha				
Sutton South	1.55	9,599	0.16	-2.57
Cheam	27.59	10,285	2.68	-0.05
Belmont	14.11	10,048	1.40	-1.33
Sutton Local Committee				
Total Area of Unrestricted Open Space: 59ha				
Sutton North	31.54	10,355	3.05	+0.32
Sutton Central	8.97	10,993	0.82	-1.91
Sutton West	18.49	10,536	1.75	-0.98
St Helier, The Wrythe and Wandle Valley Local Committee				
Total Area of Unrestricted Open Space: 85.05ha				
St Helier	22.37	11,949	1.87	-0.86
The Wrythe	19.83	10,163	1.95	-0.78
Wandle Valley	42.85	11,630	3.68	+0.95
Carshalton and Clockhouse Local Committee				
Total Area of Unrestricted Open Space: 109.13ha				
Carshalton Central	28.96	10,039	2.88	+0.15
Carshalton South and Clockhouse	80.17	9,715	8.25	+5.52
Beddington and Wallington Local Committee				
Total Area of Unrestricted Open Space: 159.82ha				
Beddington North	80.53	10,309	7.81	+5.08
Beddington South	74.89	10,667	7.02	+4.29
Wallington North	3.07	10,650	0.29	-2.44
Wallington South	1.33	10,200	0.13	-2.60
Borough Total	519.45	190,146	2.73	

APPENDIX 6

ACHIEVING ENVIRONMENTAL BIODIVERSITY

Green Corridors, Sites of Importance for Nature Conservation and
Areas of Deficiency in Access to Nature

SCHEDULE 6.A: GREEN CORRIDORS

Map	Green Corridors	Page
6.1	Green Corridors Location Map	127

SCHEDULE 6.A: GREEN CORRIDORS

1. The Corridors within the borough have been identified as follows:
 - River Wandle;
 - Beverly Brook;
 - Pyl Brook;
 - Railway line from Sutton Station towards Mitcham Junction via Carshalton;
 - Railway line from Sutton Station towards Waddon via Wallington;
 - Railway line from Sutton Station towards Belmont;
 - Railway line from Sutton Station towards Ewell via Cheam; and,
 - Part of the West Croydon-Wimbledon Tramlink route, east of Beddington Lane tram stop.
2. The criteria used for the identification of Green Corridors in the borough are set out below. Green Corridors should:
 - include adjacent banks and open land in the case of the River Wandle, Pyl Brook and Beverly Brook;
 - include the embankments and cuttings in the case of the railway/tram lines;
 - be as wide as possible;
 - have a natural surface: water or vegetation;
 - include most rear gardens of domestic properties and open land which adjoin the railways/tramlines but normally exclude any significant buildings or rows of buildings; and,
 - need not be absolutely continuous along the railway lines/tramlines, land which is occupied by stations, bridges, having been excluded. Nevertheless, these stretches, together with areas of other open land adjoining the banks of rivers/streams or brooks (as shown on the detailed maps), provide an integral part of a network which links habitats and open spaces, and their function as part of the Green Corridors will be taken into account by the council in considering redevelopment proposals.
3. Where land within a Green Corridor has its own intrinsic nature conservation value and is identified as a SINC, it has not been identified with a dual designation (as a SINC and Green Corridor). Only the SINC designation has been identified. However, it is considered that such sites are still a part of the corridor.

Map 6.1

Green Corridors Location Map

Relevant Policy P-26



August 2016

Not to Scale

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SCHEDULE 6.B: SITES OF IMPORTANCE FOR NATURE CONSERVATION

Sites of Metropolitan Importance (Grade I)

1. THE RIVER WANDLE (LEU Ref. M91)

This chalk stream is slowly regaining some of its character and species, after many years of abuse. The Carshalton Arm has recently been awarded 'Good Ecological Potential', the highest rating highly modified urban rivers are likely to achieve, mainly thanks to work re-naturalising the river undertaken by The Wandle Trust. Various species of water-crowfoots and increases in the abundance of watercress, fool's watercress and lesser water parsnip are starting to create a more vegetated river, with vibrant riverine damselfly species, like the banded and beautiful demoiselle, spreading up and down the river. Brown (river) trout have been reintroduced and are now breeding successfully. Further projects are planned on the Croydon Arm of the river to improve the in river and bankside habitats. The SINC has recently been expanded to include a small pond which is home to smooth newts, whilst garlic mustard provides the food plant for orange tip butterflies in the spring. The site is being restored after years of neglect to reduce the amount of nettles and promote a species rich grassland.

2. POULTER PARK RIVERSIDE (part of M91)

A recently created backwater in this area of scrub, mature trees and tall vegetation is designed to provide habitat for water voles, whilst the river and mature trees provide roosting and feeding opportunities for bats. Resident and migratory birds utilise the trees and scrub for breeding, whilst the scrub and vegetation provides feeding and food sources for good numbers of insects, with the pathside hop providing the foodplant for the comma butterfly, whilst orange-tip feed on garlic mustard.

3. WANDLE VALLEY HOSPITAL WETLAND (part of M91)

A permanent and several small ephemeral ponds form a matrix with wet woodland and scrub in this linear site between a housing estate and an industrial complex. Common amphibians, such as frogs, toads and smooth newt breed in the ponds, whilst dragonflies, such as the brown hawker skim over the water in summer. The trees and scrub provide homes for resident and migrant species, such as robin, long-tailed tit, chiffchaff and blackcap, adding beautiful spring song to this isolated site.

4. DALE PARK (part of M91)

A small site, mainly of amenity grassland but with some woodland and scrub edge to the north of the park and next to the Wandle, which creates a secluded area for nature. The old pond and dipping platform are now defunct, with this area acting as an ephemeral damp area, with watercress in the river. Mature poplars are home to the caterpillars of the scarce hornet moth.

5. SPENCER ROAD WETLAND (part of M91)

An old watercress bed which has become an interesting mix of marsh, wet woodland and pond habitat, currently under the management of the London Wildlife Trust (LWT) and it is a Local Nature Reserve. Water rail, kingfisher and sedge warbler are just some of the bird species to regularly breed on site.

6. WILDERNESS ISLAND (part of M91)

A site of local value with ponds, scrub and wet woodland, sedge beds and grassland habitats, currently managed by the LWT and declared a Local Nature Reserve. The Croydon and Carshalton arms of the Wandle meet at the tip of Wilderness Island. Recent works are increasing the number of grassland species, whilst sparrowhawks breed in the trees. Common amphibians abound, whilst kingfishers and little egret are often spotted on the riverside. Banded demoiselle damselflies are often seen in the summer months.

7. BEDDINGTON FARMLANDS (M92)

A working landfill site, currently in the process of being restored. Active landfill is due to end in early 2018, with much of the site being restored for nature conservation and limited public access. Habitats on site will include lowland wet grassland for priority bird species, such as lapwing, snipe and yellow wagtail, whilst reedbeds, acid grassland, lowland heath and woodland and scrub will turn this site into the largest and most diverse area for wildlife in Sutton. Trails and hides will provide opportunities for the public to experience the scarce species on site.

8. ROUNDSHAW DOWNS (M119)

This site contains large area of chalk downland, with a number of rare plants, including knapweed broomrape, common centaury and greater yellow rattle. Around 12ha of grassland is grazed by cattle to improve the species composition for insects, including the scarce small blue butterfly, which feeds on kidney vetch in the recently created scrapes. Skylark and meadow pipit nest on the ground in the cattle paddock and provide thrilling song-flight displays in the spring and summer. Scrub around the grassland provides opportunities for breeding kestrel, chiffchaff, whitethroat and the brown hairstreak butterfly, whilst the oak woodlands around the Apeldoorn Estate provide opportunities for tawny owl, common bird species, butterflies and stinking iris. The grassland components of the site are a designated Local Nature Reserve.

9. WOODCOTE PARK GOLF COURSE (M121)

Some of the rough areas provide chalk grassland conditions for rare species, with bee and pyramidal orchids noted. Woodland, scrub and grassland provide opportunities for birds and mammals.

Sites of Borough Importance (Grade I)

10. QUEEN MARY'S WOOD, WELLFIELD PLANTATION AND GRASSLANDS, WOODMANSTERNE ROAD WOODLAND AND WELLFIELD SOUTH (BI 1)

This is one of the most significant woodlands in the borough and two contiguous woodlands: Wellfield Plantation and the more recent Queen Mary's Woodland, which was transferred across from the old Orchard Hill hospital site in 2012. Both woodlands are dominated by sycamore, with Queen Mary's having several large tree-throws from the 1987 storm. Works in 2016 and 2017 removed 0.5ha of invasive cherry laurel and re-seeding with a woodland mix, created a pond, widened paths to increase light levels and installed a new path and interpretation boards. There are four small chalk grasslands, all subject to hay cutting and / or sheep grazing to preserve the diverse array of wildflowers, including small scabious, rough hawkbit and marjoram. The linear woodland along Woodmansterne Road provides a thin strip of sycamore and grass of use by some bird and insect species.

11. GREENSHAW WOOD AND ROSEHILL PARK EAST (BI 2)

Mature oak woodland is home to the elusive purple hairstreak and common bird species, whilst the meadow provides bird's-foot trefoil for the common blue butterfly and dove's-foot crane's-bill for brown argus butterflies.

12. BEDDINGTON PARK (BI 3)

Although it has substantial areas of amenity grassland, Beddington Park has a wet meadow with London rarities, such as southern marsh orchid, marsh arrowgrass and water pepper, as well as areas of woodland, scrub and other areas of tall grass. Carew Manor Wetlands is a small area for nature conservation to the south east of the park, which occasionally has singing reed warbler and in hard winters, little egret and snipe. The Heritage Lottery Fund grant will improve the lake and River Wandle, the Stock Pond and woodland edges for biodiversity by 2020.

13. SUTTON ECOLOGY CENTRE (BI 4)

This site was created by the council in 1989 with a wide range of habitats and has an important educational and leisure role. It has been declared a Local Nature Reserve. This site also includes Margaret's Pool and Festival Walk in an associated area to the south of the centre. Several thousand school age children experience the Ecology Centre every year, pond-dipping for water boatmen and dragonfly nymphs, leeches and water fleas, bug hunting for spiders and grasshoppers in the meadow and taking bark rubbings in the woodland. Nuthatch, sparrowhawk and goldcrest all breed in the SINC, as well as frogs, toads and slow worms. Over 180 species of flora have been recorded on site.

14. RUFFETT, BIG WOOD AND ADJACENT MEADOW (BI 5)

This is the largest woodland in the borough and is notable for birds and wild flowers. It is now owned by the Woodland Trust and managed in partnership with the council, which has declared it a Local Nature Reserve. Ancient woodland indicator species within Ruffett and Big Wood include English bluebells, wood anemone, wild cherry, goldilocks buttercup and dog's mercury. This may be the only native site for the impressive martagon or Turk's Head lily. The adjoining grassland is in private ownership and is subject to heavy grazing pressure from horses and ponies.

15. CARSHALTON ROAD PASTURES AND GROVE LANE HEDGE (BI 6)

Part of the site was an old chalk pit backfilled in the 1960s, which has created a neutral grassland in the main areas, with bird's-foot trefoil, wild parsnip and star sedge in places, whilst chalk downland remains to the east of the site, supporting greater knapweed, wild basil and fairy flax. The grassland areas are mown for hay each summer to preserve the wildflowers. An impressive display of cowslips are present in spring. Tawny owls are occasionally present, whilst whitethroat and blackcap migrate in to breed in spring and summer.

16. THE OAKS PARK AND GOLF COURSE (BI 7)

The Oaks Park contains numerous ornamental trees, including varieties of conifer, which are home to the tiny goldcrest. Around 8ha of chalk downland are managed as by taking hay cuts in the autumn, maintaining the populations of dwarf thistle, lady's bedstraw, cowslip and restharrow. The woodland areas were decimated in the 1987 storm, with some 15,000 trees flattened. Underplanting and natural regeneration has largely replaced these with quick growing ash and sycamore. The golf course has areas of rough, which provide refuge for small mammals and insects, whilst bats forage over the open grassland.

17. CUDDINGTON OPEN SPACES AND GOLF COURSE (BI 8)

Cuddington Meadows is 1.4ha of species rich chalk and neutral grassland, a remnant from the redevelopment of the old Cuddington Hospital. This area is grazed with sheep to maintain the vitally important population of small blue butterflies, the largest population in the borough. Also on site is an area of horseshoe vetch, foodplant for the chalkhill blue butterfly, which is recorded occasionally on site but it is hoped that, as the horseshoe vetch expands, a breeding population of the butterfly will form. The scrub provides habitat for the scarce brown hairstreak butterfly, whilst the chalk grassland has quaking grass, dropwort and common milkwort. The golf course provides tall grassland woodland edges for a number of species.

18. BANDON HILL CEMETERY (BI 9)

The cemetery contains the only species-rich acidic grassland within the borough, and as such is of significant ecological importance. The site contains species of plant that are rare in London and are unlikely to be found anywhere else in the borough, including thrift, meadow saxifrage and sheep's fescue. The gravestones provide habitat for meadow saxifrage, various sedum species and mouse-eared hawkweed.

19. ANTON CRESCENT WETLAND (BI 10)

This site is a tranquil oasis just to the north of Sutton town centre. Created as a flood storage wash for the Pyl Brook in the late 1980s, this site was left unmanaged from the early 1990s until mid-2000s. During that time, reedbed, willow carr, open water, meadow and scrub all matured. The site was notable for the presence of two species of over-wintering wading bird: snipe and green sandpiper, as well as water rail and the occasional reed warbler. The council manages the site for nature conservation, through hay making in the meadow, laying the hedgeline and hand cutting reed the traditional way. Works in 2016 & 2017 by the Environment Agency removed the willow carr and desilted the reedbed, improving the storage capacity of the area. Restoration works for the damage done have been undertaken, allowing reeds to regenerate, restoring and creating species rich grassland and improving water quality for the pond at the north of the site.

20. CUDDINGTON RECREATION GROUND (BI 11)

Includes the source of the Beverley Brook, which wends its way through an overgrown strip of woodland of value for common bird species and areas of neutral grassland with some rare grassland plants, particularly corky-fruited water-dropwort. A small pond has been created in the wildlife area in the southwest of the site, which provides habitat for dragon-and damselflies, water snails and various water plants, including brooklime and ragged robin.

Sites of Borough Importance (Grade II)

21. SUTTON TO ST HELIER RAILWAY LINE (BII 1)

A linear site composed of a variety of habitats including mixed woodland, scrub and grassland. It helps to link sites along the railway line and provides a commuting route for bats.

22. CARSHALTON PONDS, GROVE PARK AND ALL SAINTS CHURCHYARD, CARSHALTON (BII 2)

The start of the Carshalton Arm of the River Wandle, until the groundwater levels fell through development and abstraction. Water is now back-pumped from downstream to keep a small flow. The ponds are mainly species poor and subjected to heavy siltation, with some marginal vegetation to the north of the west pond. Bread thrown to the ducks and geese adds unwelcome nutrients. After the waterfall, the river improves and becomes shallow with a gravel bottom. Kingfisher and grey wagtail are often seen along the stretch before Mill Lane. The Grove has some mature conifers, home to coal tit and goldcrest, and a variety of trees of import to local bird species including great spotted woodpecker and nuthatch. All Saints Churchyard, Carshalton includes some grassland and scrub habitats.

23. ST PHILOMENA'S LAKE (BII 3)

This was a chalk spring lake that is now dry due to lowered water tables. It contains a significant patch of reed sweet grass and one rush not known from elsewhere in the borough but it is turning into rank and ruderal grassland, particularly to the south near The Hermitage.

24. THE WARREN RAILWAY LANDS (BII 4)

This site contains some neutral grassland which is undergoing restoration to chalk grassland with some chalk indicator species, including rough hawkbit and field scabious. It is partially fenced to reduce trampling across the best grassland areas, after the site was opened to the public in 2007-2008. Scrub edges provide seclusion from the surrounding railway lines, as well as nesting habitat for common bird species.

25. WATER GARDENS BANK (BII 5)

A steep bank of privately owned chalk grassland with a diverse range of wildflowers, including cowslips, partially visible from the pavement.

26. DEVONSHIRE AVENUE NATURE AREA (BII 6)

A small area of maturing scrub, with some chalk grassland indicator species still present, despite high levels of usage by children from the school next door. Ivy broomrape is a particularly scarce species in London but thrives here. This may be the best site in London for this parasitic plant. Recent improvements to access have included a small nature trail, improved paths and knee-rail fences to protect the best remnant chalk grassland examples.

27. LITTLE WOODCOTE WOOD (BII 7)

A small, mainly deciduous woodland of importance for nesting birds, which is owned by Surrey County Council and managed by the Downlands Partnership, who have undertaken thinning and coppicing to improve the ground flora, which includes sweet violets and gooseberry.

28. WOODCOTE GROVE WOOD (BII 8)

At around 4ha, this private woodland is a mix of broadleaf and conifers but has been neglected for many years. Following a recent planning permission, a new 10 year management regime has been agreed to reduce non-native invasives, undertake selective thinning and re-start some coppicing. These will all help improve the habitat and species diversity within the woodland.

29. BELMONT PASTURES – NORTH AND SOUTH (BII 9)

An area of neutral meadow with an old avenue from the old Belmont Hospital still running down the length of the site. Tucked between housing and the railway line, this is an important open green space in an area otherwise lacking in access to nature. The northern part has been scraped, to remove nettles and brambles, reseeded and once fully mature, will be a species-rich area of neutral grassland. The northern third of the site has now been designated as a SINC and included within the rest of the site, which is also a Local Nature Reserve. By 2023, the targeted agri-environment schemes employed by the council may have improved this site such that it can be upgraded to borough Grade 1.

30. PERRETT'S FIELD AND SUTTON WATER WORKS (BII 10)

An area of high quality wildflowers was created as part of the Royal Society for the Protection of Bird's London House Sparrow project, which adds a significant increase in species diversity of plants and invertebrates in this otherwise amenity and secondary woodland site, divided between a public park and woodland owned by Sutton and East Surrey Water Plc.

31. MAYFLOWER PARK (BII 11)

The old Worcester Park sewage works have now been replaced by the Hampton's housing development, with new ponds, a reedbed and amenity grassland. Reed and sedge warblers sing during spring, whilst waterfowl visits in the winter. This is one of the best sites in the borough for bats, which swoop overhead whilst stood on the boardwalk. Bat species include common and soprano pipistrelle, noctule, Daubenton's and rare occurrences of Leisler's bat.

32. MILL GREEN (BII 12)

Part of the River Wandle flows across Mill Green, albeit heavily canalised and of little biodiversity value compared to more natural stretches, like that at Goat Road bridge to the west. The planted woodland is maturing. The grassland is divided into three parts: rough grassland, of benefit to local barn owls, some hay meadow under management by Mitcham Common Conservators and amenity grassland of low biodiversity value.

33. CHEAM PARK (BII 13)

Contains beech and oak standards and is fringed by woodland. There is also a seasonal spring and small pond in the southern section. There is a small area of successional scrub with chives and a number of mature trees with value to woodpeckers, goldcrest and long-tailed tit. Common and soprano pipistrelle bat species are known from the site.

34. CARSHALTON PARK (BII 14)

Although mainly amenity grassland, Carshalton Park has some interesting flora around the 'Hog-pit', including the chalk specialist grass upright brome, whilst the bottom hosts blue and pink water-speedwells when damp. The annual bonfire keeps the vegetation cleared in this area, which may be of some benefit for the disturbed ground species, including colt's-foot. The park has a collection of veteran sweet chestnut, which are of some significance within the borough. Serotine bats have been recorded on site.

35. QUEEN MARY'S PARK (BII 15)

Amenity grassland to the east with some more neutral meadow to the west. This is becoming rank but provides habitat for the brown argus butterfly and other invertebrates. The beech are mature and provide good habitat for birds and bats; common & soprano pipistrelles are known from the site, as well as noctules.

36. PINE WALK (BII 16)

A roadside island composed of tiny fragments of chalk grassland with a number of borough rarities, including field madder, semi-improved natural grassland and scattered trees. Fern grass is known from this site and one other within the borough.

37. SUTTON COMMON PADDOCK (BII 17)

Part of the site has been scraped and seeded to create a wildflower grassland and ephemeral pond/wet area. The remainder has been subject to an annual hay cut. From the starting point of a species-poor sports pitch, there has been an improvement in the sward structure and composition and it is under specific management by the council to increase the abundance and diversity of wildflowers. It is hoped the management will enable the site, in approximately ten years' time, to attain Borough Grade I status.

38. CUDDINGTON CEMETERY (BII 18)

The site contains good areas of key neutral grassland indicators, including lady's bedstraw, ox-eye daisy and crested dog's-tail amongst the gravestones. It also was found to have a UK Priority Species, the scarce brown hairstreak butterfly.

39. PYL BROOK (BII 19)

The Pyl Brook is a shallow and heavily canalised stream but recent works have created a meander and backwater to improve flow and habitat conditions in the river, whilst the Kimpton Balancing Pond on the edge of the stream was created out of bramble scrub and contains a small pond with marginal vegetation. The meadow area is starting to provide several scarce wetland edge/damp grassland species, such as greater bird's-foot trefoil, sneezewort and meadowsweet.

40. THERAPIA LANE ROUGH (BII 20)

A fragment of a larger and particularly diverse 'brownfield' site, which used to be a train sidings and ballast yard. The various different substrates provided a complex matrix of nutrient and pH and the previous 10ha site was one of the most botanically diverse in London. After development, less than 1ha is left, with only 0.5ha owned and actively managed by the council. The site has restricted access but provides undisturbed areas of scrub, successional vegetation, bare ground and semi-mature trees within a very urban area. London rarities include vervain, round-leaved crane's-bill, yellow vetchling and wild clary. Recent works have reduced the abundance of the invasive species goat's-rue and reseeded with ox-eye daisy, salad burnet and kidney vetch. Whitethroat and other small bird species breed in the scrub.

Sites of Local Importance (Grade III)

- 41. REVESBY ROAD WOOD (L1)**
Old, veteranised oaks are scattered across this area, with new areas of planted woodland establishing underneath and in the open grassland to recreate an unmanaged woodland. Successional scrub provides opportunities for birds and insects and the site links with an area of grassland with scattered oaks on the Middleton Road Open Space.
- 42. ALL SAINTS CHURCHYARD, BENHILTON (L2)**
The churchyard is a mix of scrub and mature trees, left as a non-intervention area for wildlife to be undisturbed.
- 43. ST NICHOLAS CHURCHYARD, SUTTON (L3)**
A valuable open space in the centre of Sutton, with some mature trees and interesting gravestone lichens.
- 44. RADCLIFFE GARDENS WOODLAND (L4)**
A small woodland which provides shelter and food for common suburban birds, butterflies and bats.
- 45. THE AVENUE PRIMARY SCHOOL NATURE GARDEN, BELMONT (L5)**
This long-established, small nature garden includes a pond of value to dragonflies and damselflies and two small chalk meadows. The eastern meadow is the better of the two, with good numbers of scarce species, like kidney vetch, small scabious and horseshoe vetch. Small blue butterflies still cling on at this site, whilst chalkhill blue have occasionally been recorded. The expansion of the school now abuts right up against the fence of the garden, reducing the feeling of seclusion.
- 46. LONDON ROAD EDGE, NORTH CHEAM (L6)**
This narrow strip of woodland and scrub runs along the eastern edge of London Road and leads to Nonsuch Park. It is left primarily as non-intervention woodland and scrub for local bird and invertebrate species.
- 47. BEVERLEY BROOK (L7)**
Recent works have improved the flow and character of the stream by removing lengths of bank side culvert, allowing marginal vegetation to thrive, as well as increasing dappled shade on the water through selective pruning of bank side trees. Back Green has also benefited from recent works, creating a damp rush grassland. Further improvement works for nature are a possibility for Back Green.
- 48. THE SPINNEY (NIGHTINGALE ROAD BIRD SANCTUARY) (L8)**
A small deciduous wood of value for the nesting opportunities it provides for birds. Declared a Local Nature Reserve by the council. Mainly unmanaged to reduce disturbance on such a small site but invasive species, like snowberry, are controlled. Butcher's broom, known from only one or two other locations in the borough, is a notable species.
- 49. CARAWAY PLACE POND (L9)**
A good-sized pond made very attractive with lots of water lilies, marginal vegetation and even some water soldier, planted when the pond was created. The pond provides plenty of opportunities for breeding frogs, toads and smooth next, as well as dragonflies and damselflies.
- 50. BARROW HEDGES PRIMARY SCHOOL (L10)**
Sloping grassland with calcareous influence with small patch of woodland.

51. QUEEN ELIZABETH WALK (L11)

A strip of trees and woody vegetation, linking Bandon Hill Cemetery SINC with Beddington Park SINC. Although the ground flora is heavily trampled, the mature trees and some dead wood provide nesting and roosting opportunities for birds and bats, as well as feeding and commuting routes between higher quality habitats to the north and south.

52. ST MARY'S COURT WILDFLOWER AREA, BUTE ROAD, WALLINGTON (L12)

This tiny site has been included because of the occurrence of the parasitic ivy broomrape, known to occur in three other locations in Sutton and perhaps only another one or two in the rest of London.

53. LAMBERTS COPSE (L13)

A small area of unmanaged woodland edge and a species poor meadow under private ownership. The meadow is subject to horse grazing.

54. LAND NORTH OF GOAT ROAD (L14)

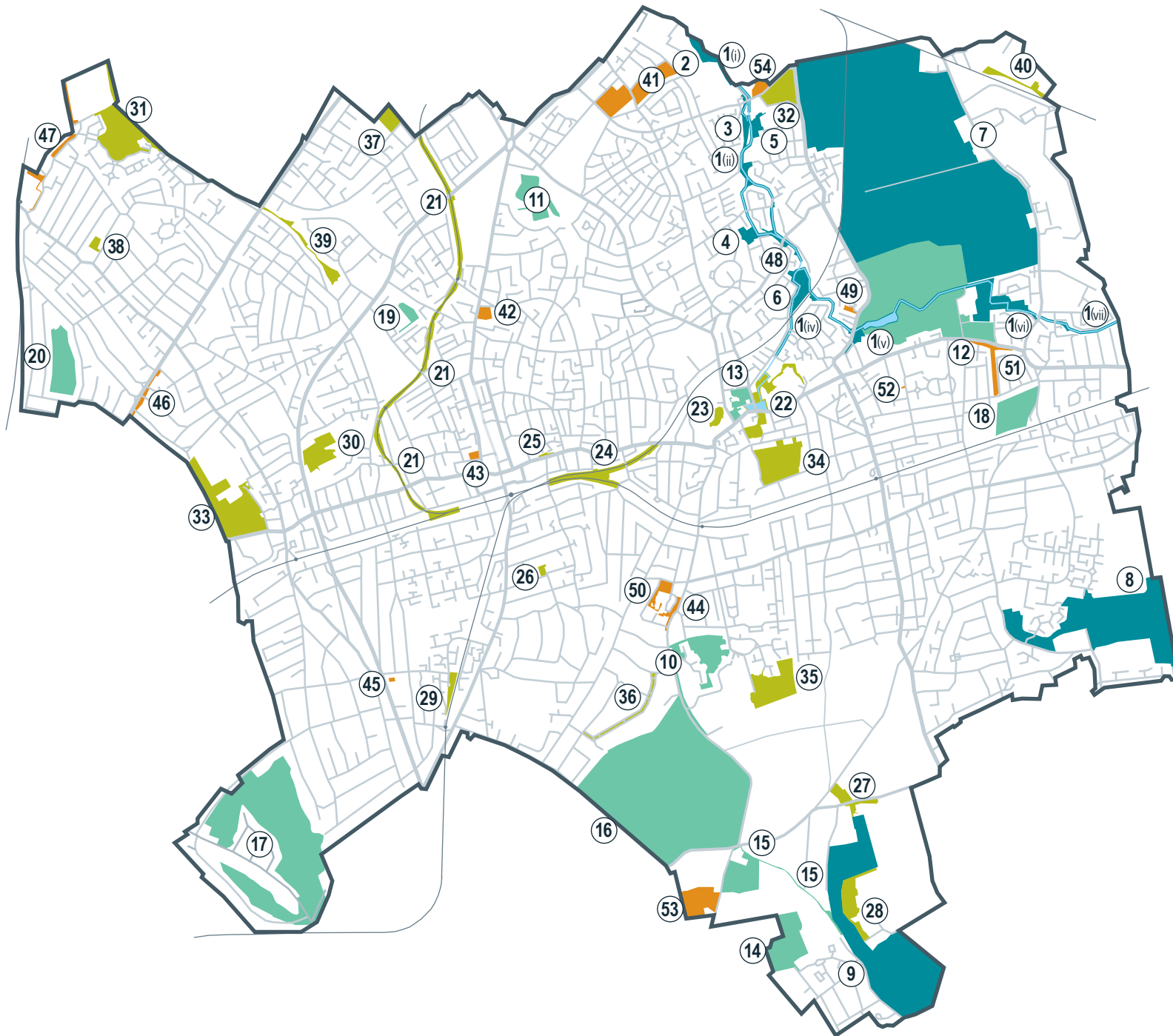
Includes a significant amount of impenetrable scrub, which is a valuable bird habitat, although this appears to have reduced the availability of grassland and without management, will continue to scrub over. The small amount of remaining grassland has some common knapweed, wild carrot and perforate St. John's-wort.

Map 6.2

Sites of Importance for Nature Conservation

Relevant Policy P-26

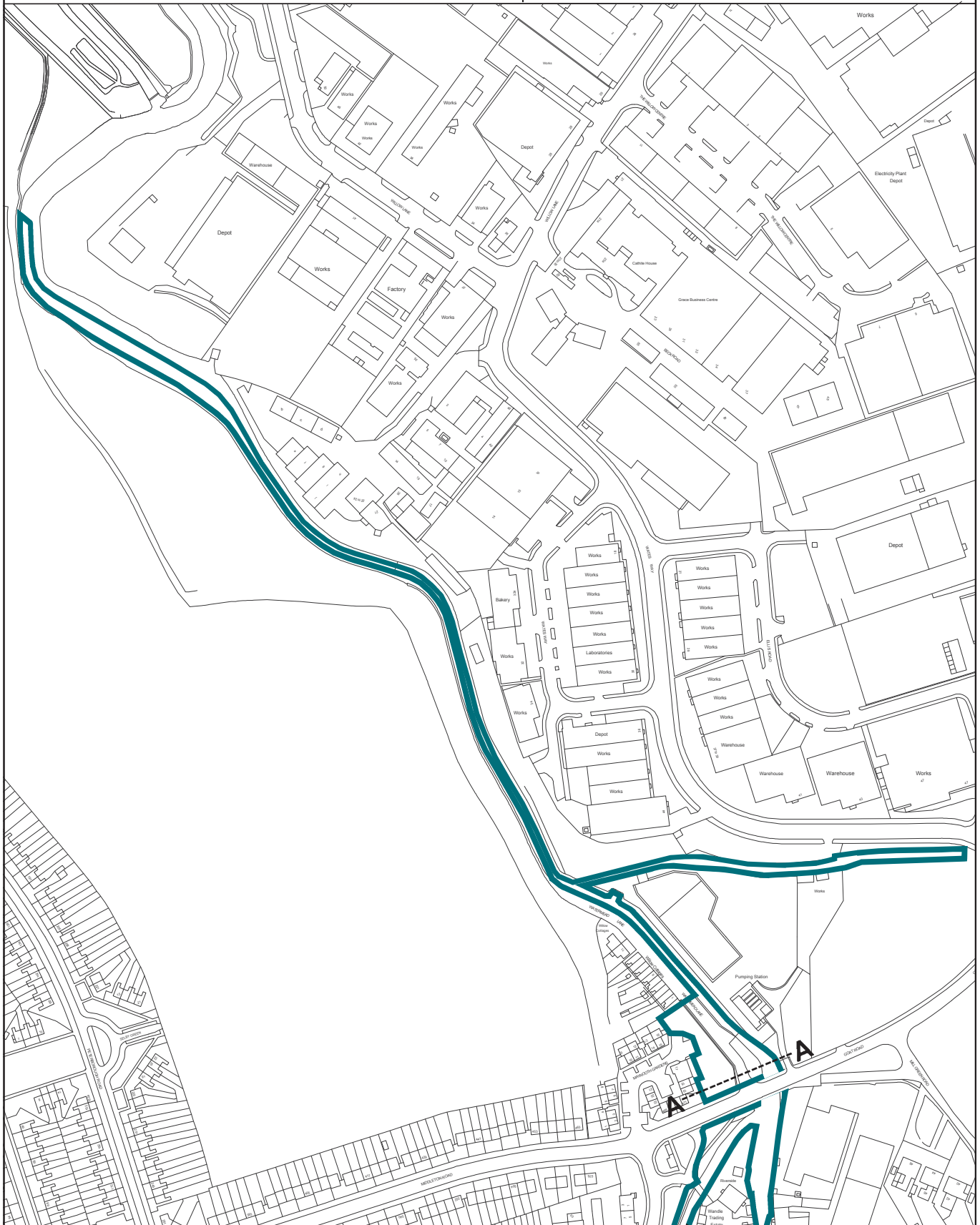
- Site of Metropolitan Importance
- Site of Borough Importance Grade 1
- Site of Borough Importance Grade 2
- Site of Local Importance



December 2017

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London Borough of Sutton

Environment and Leisure
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Carshalton
SM5 2JG



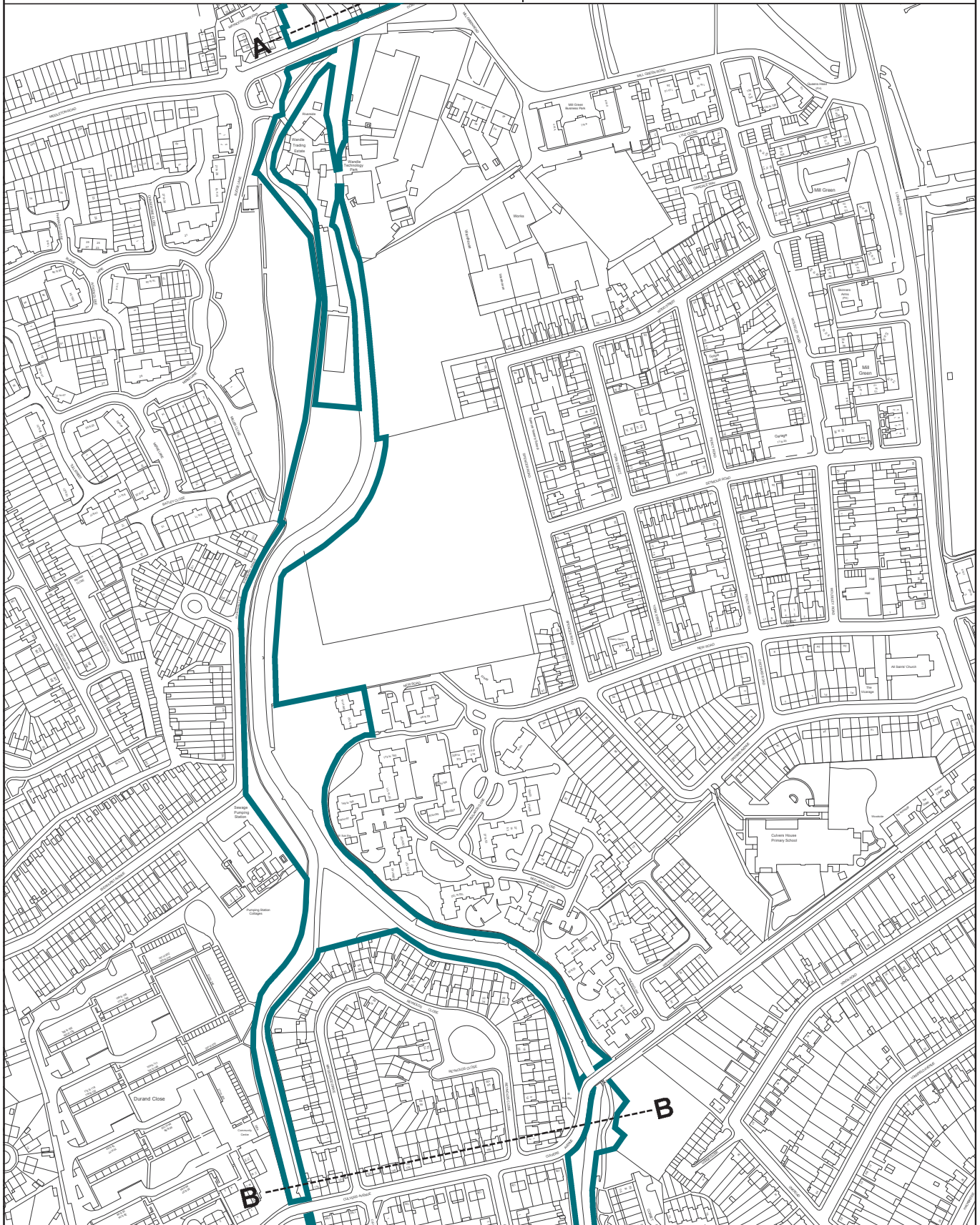
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NOT TO SCALE

SINC 1(i)

The River Wandle



London Borough of Sutton



Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

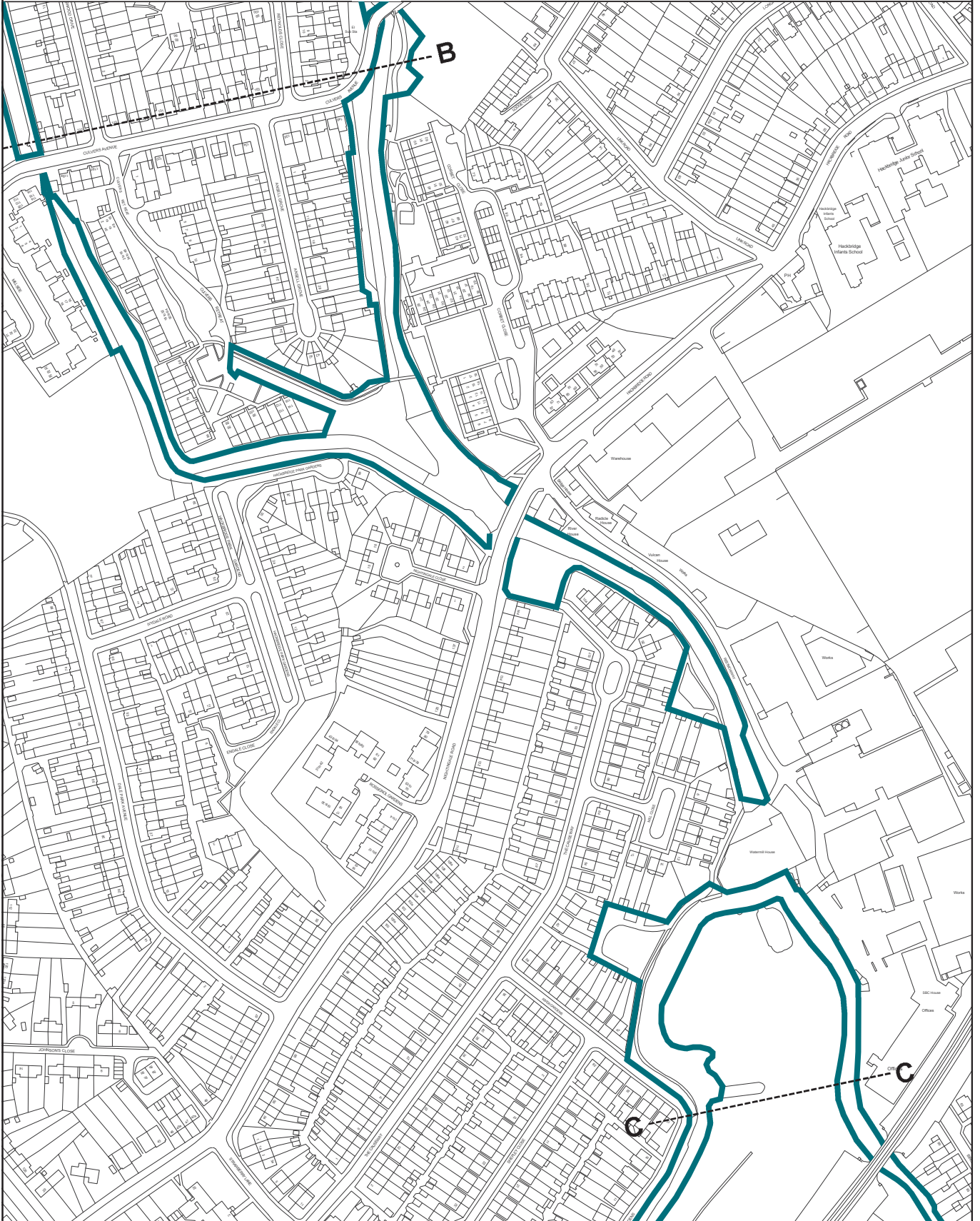
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SINC 1(ii)

The River Wandle



London Borough of Sutton



Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

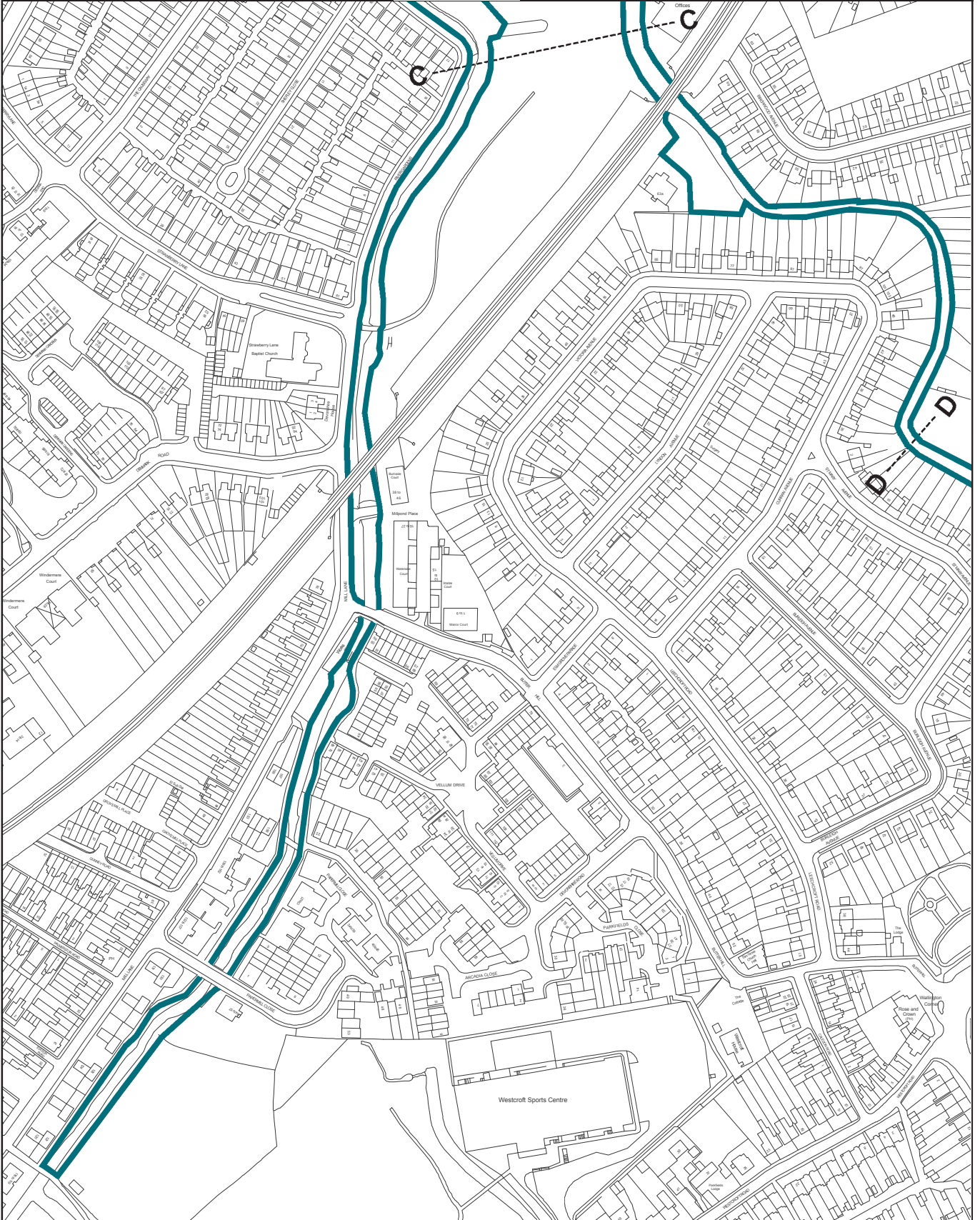
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SINC 1(ii)

The River Wandle



London Borough of Sutton



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SM5 2JG

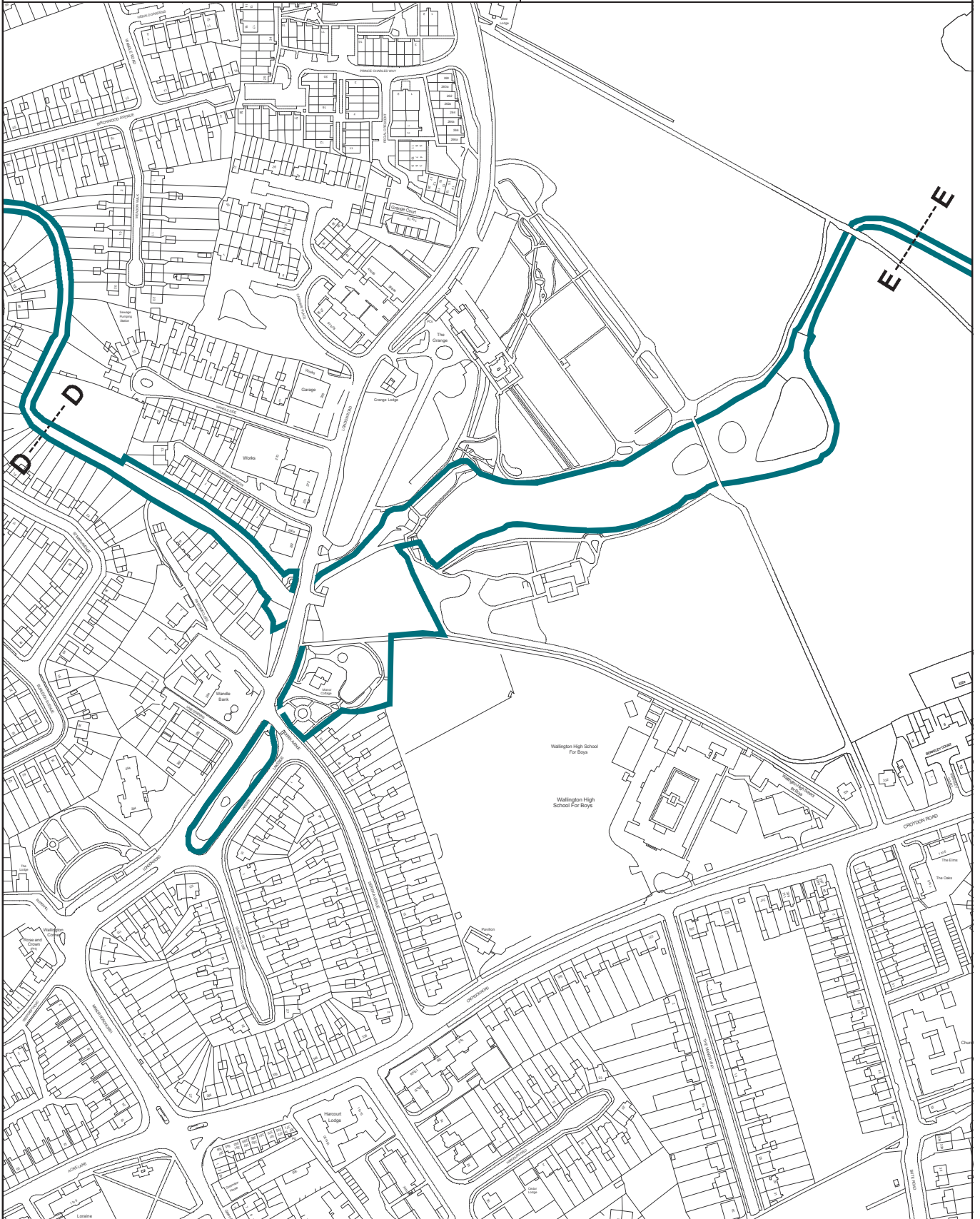
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SINC 1(iv)

The River Wandle



London Borough of Sutton



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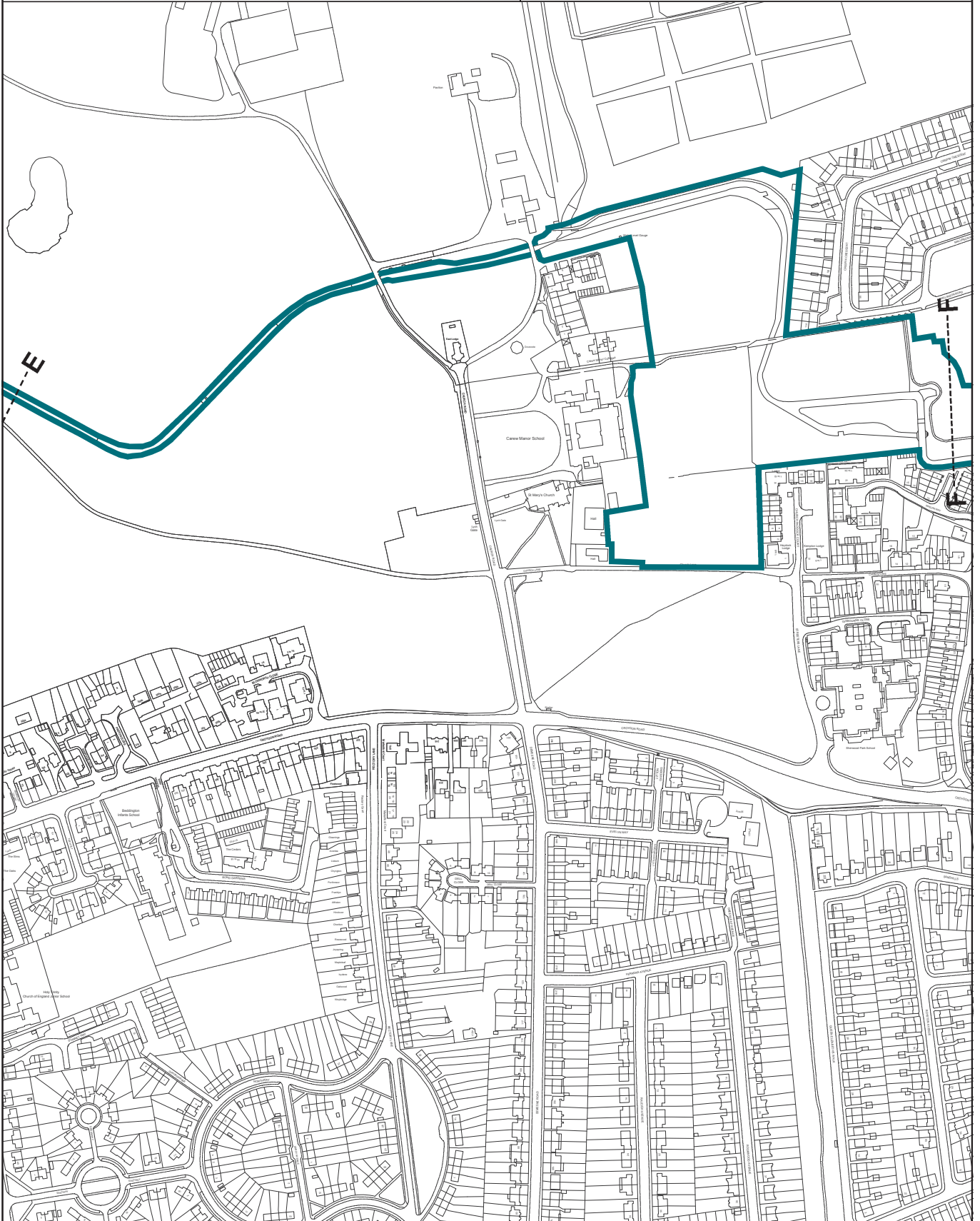
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SINC 1(v)

The River Wandle



London Borough of Sutton

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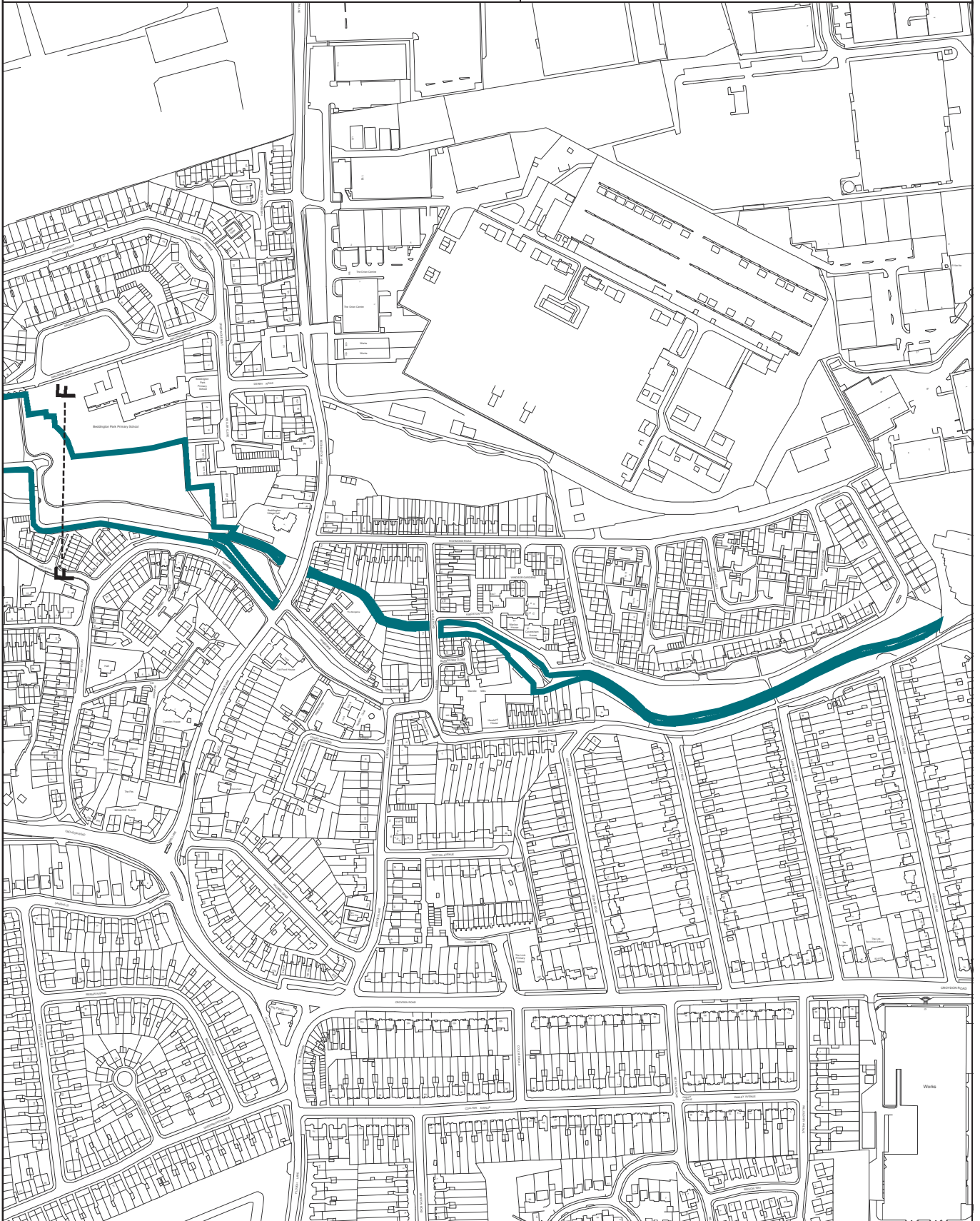
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SINC 1(vi)

The River Wandle



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SINC 1(vii)

The River Wandle

Map 6.10

Relevant Policy P-26



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SINC 2

Poulter Park Riverside

Environment and Leisure
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Carshalton
SM5 2JG

Map 6.11

Relevant Policy P-26



London Borough of Sutton



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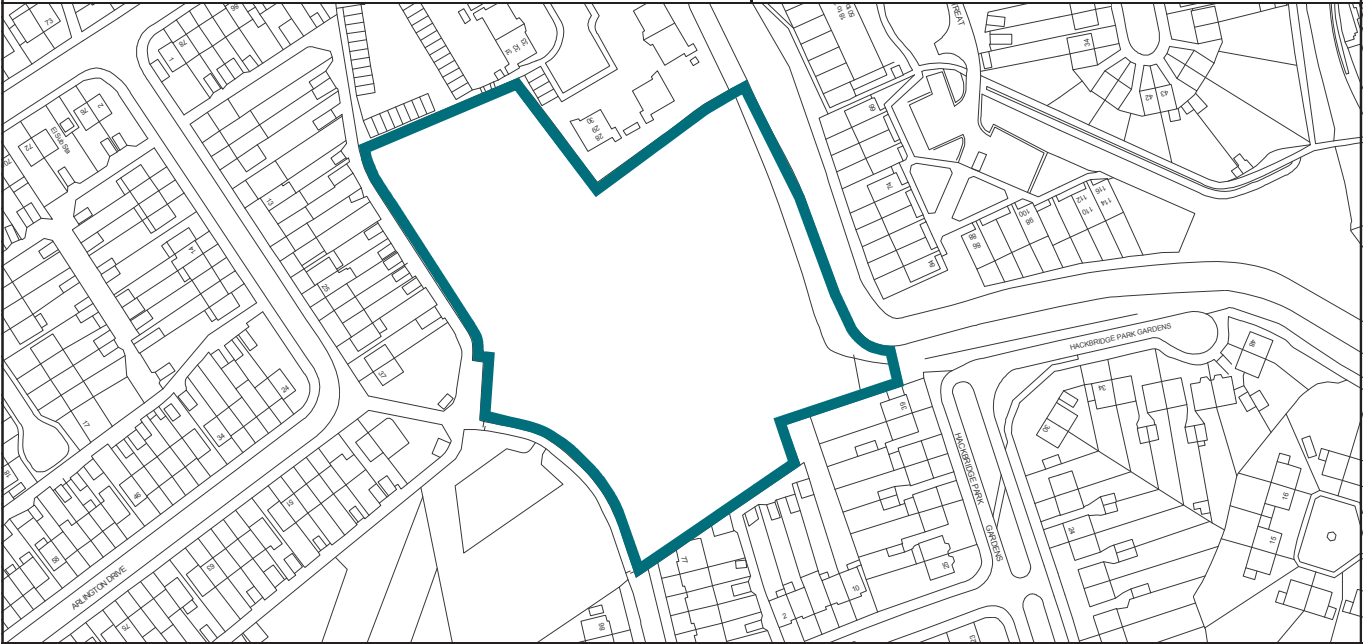
SINC 3

Wandle Valley Hospital Wetland

Environment and Leisure
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Carshalton
SM5 2JG

Map 6.12

Relevant Policy P-26



London Borough of Sutton



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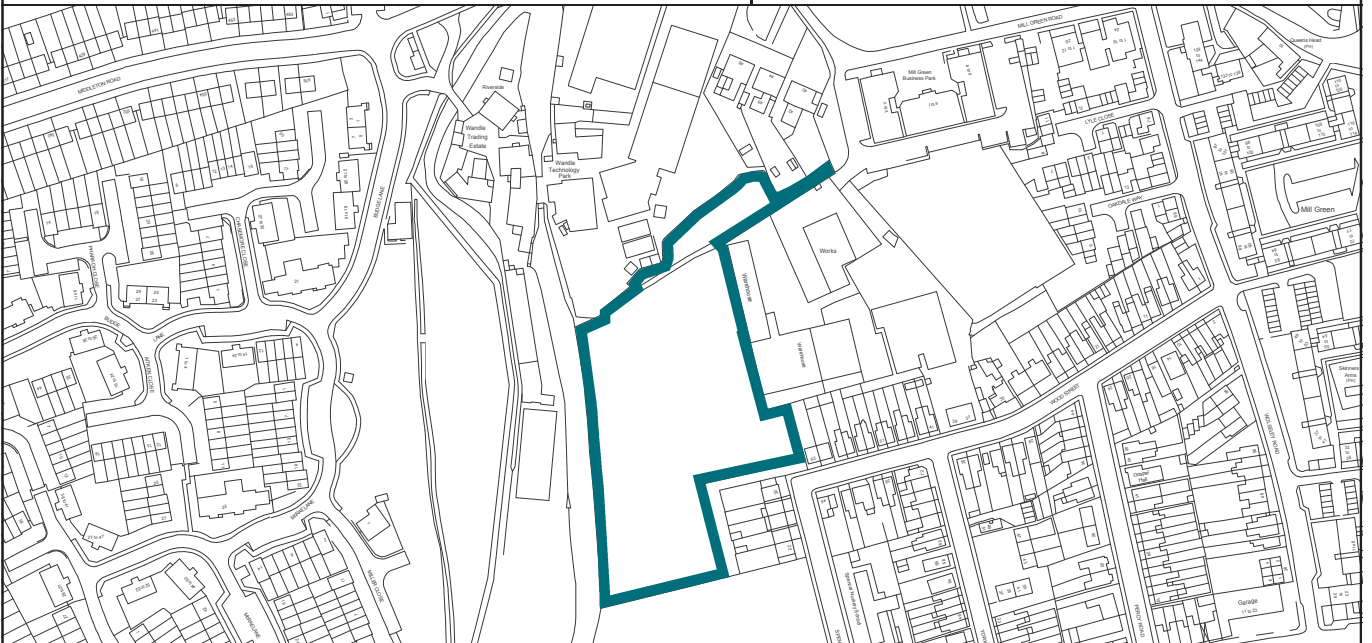
SINC 4

Dale Park

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

Map 6.13

Relevant Policy P-26



London Borough of Sutton



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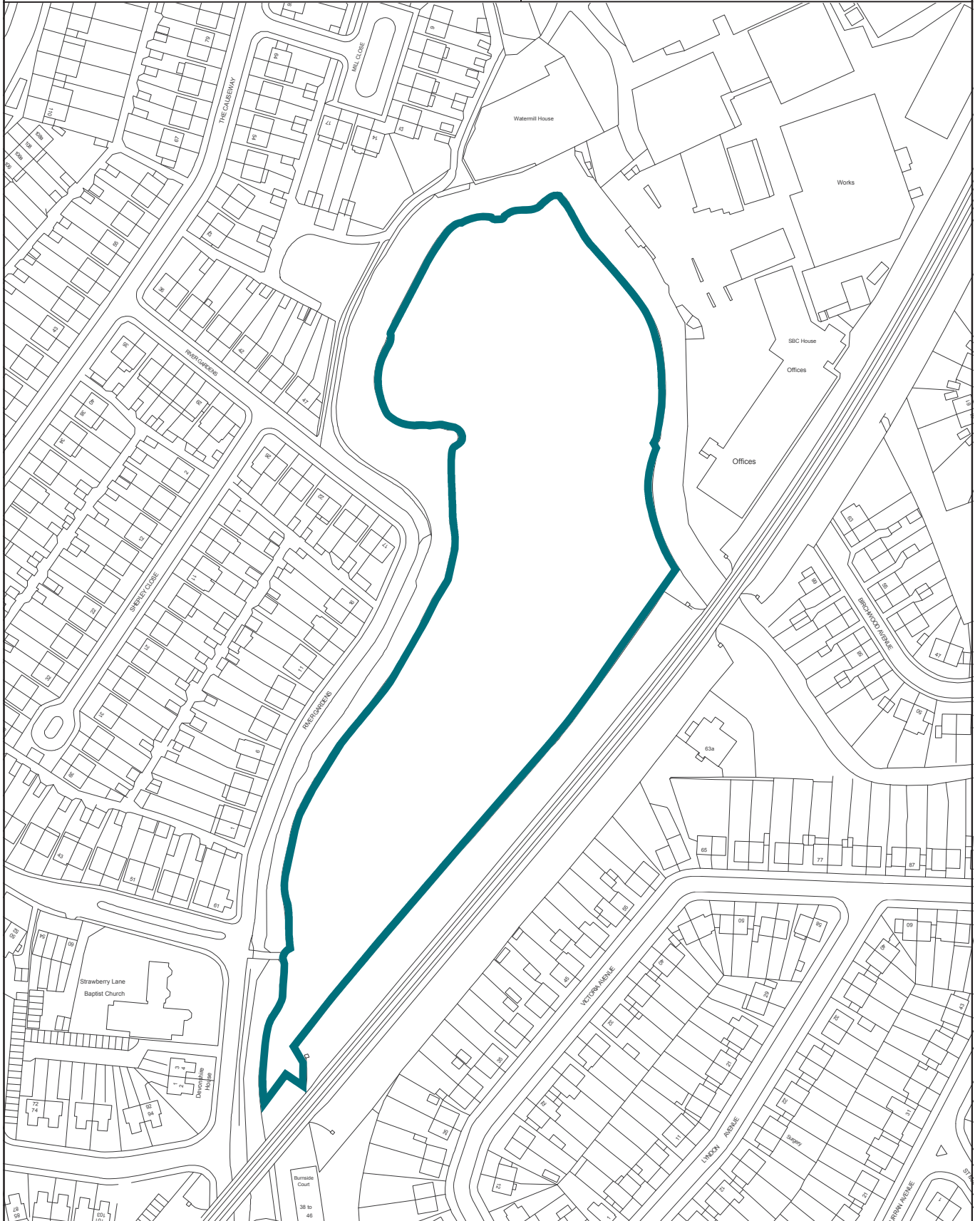


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SINC 5

Spencer Road Wetland

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG



London Borough of Sutton

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG



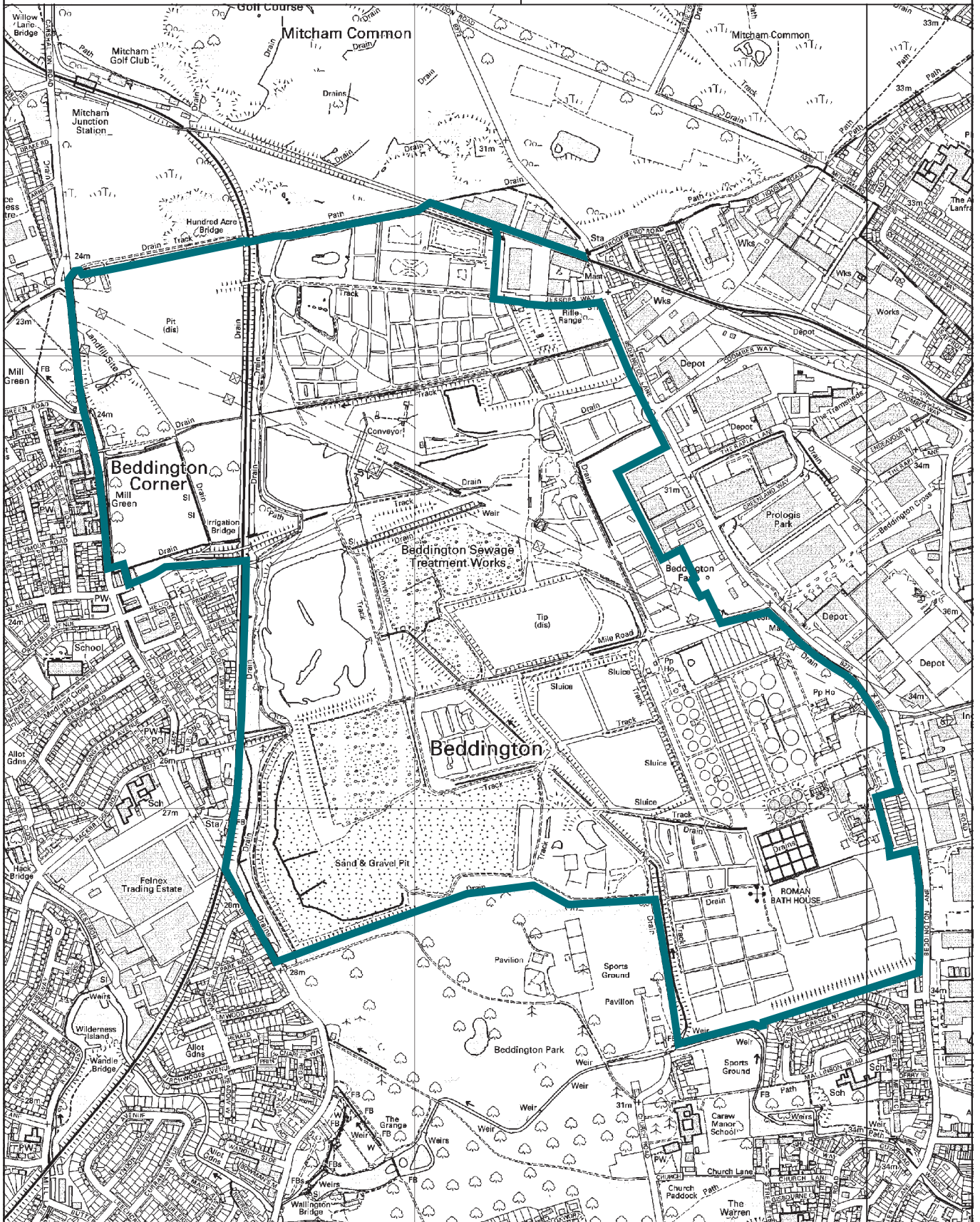
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SINC 6

Wilderness Island

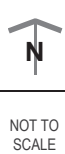


London Borough of Sutton



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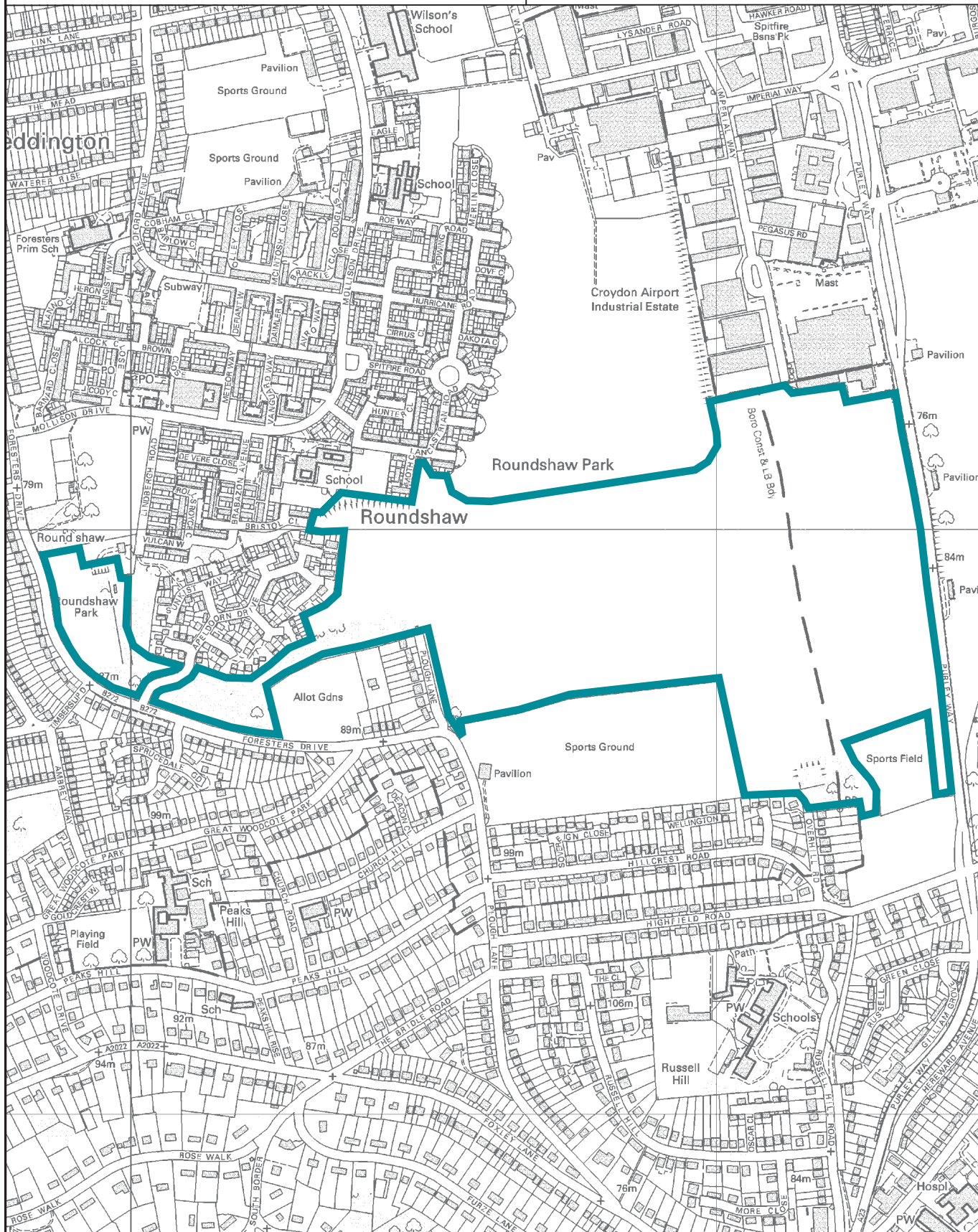
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SINC 7

Beddington Farlands



London Borough of Sutton

Environment and Leisure
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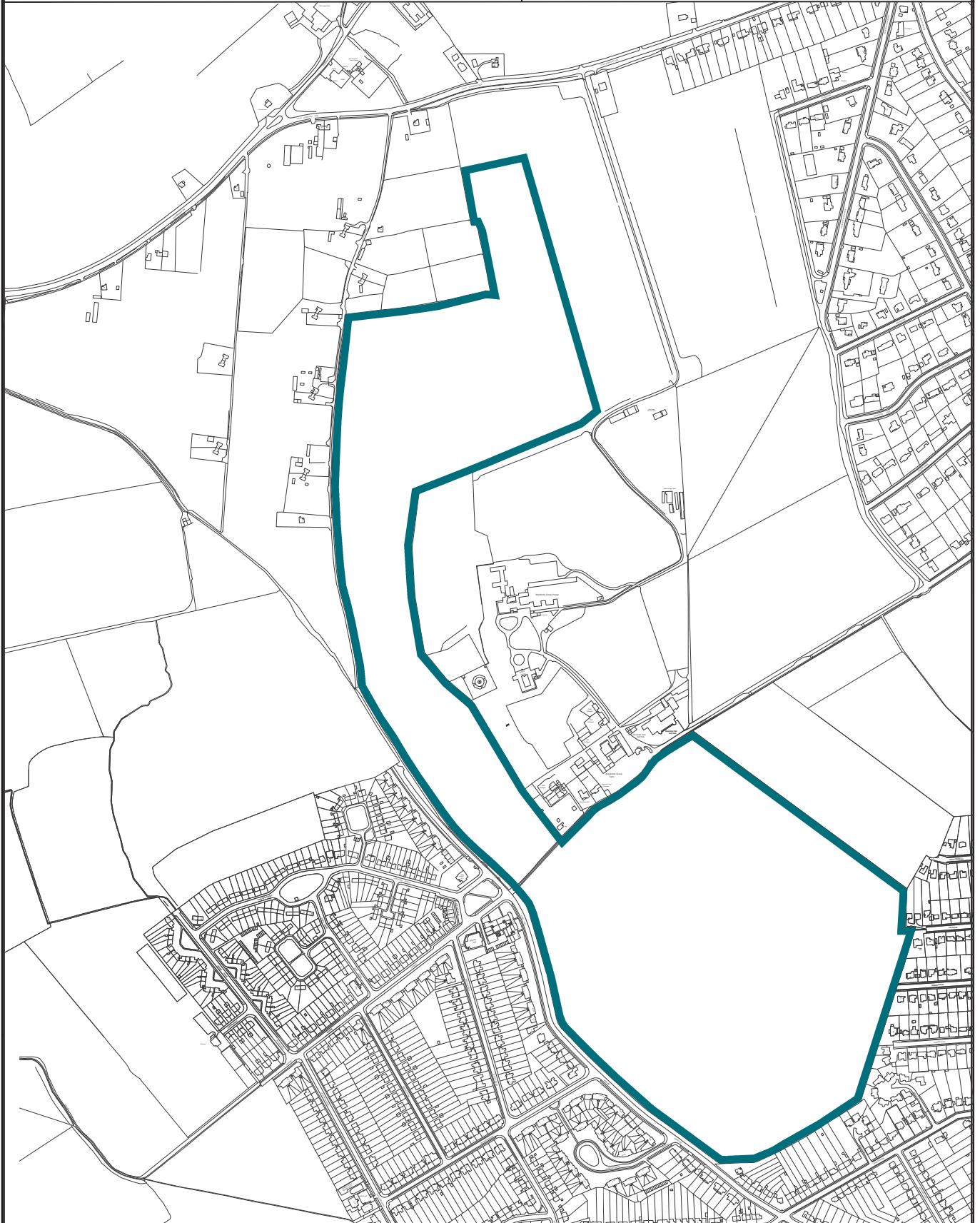


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SINC 8

Roundshaw Downs



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SINC 9

Woodcote Park Golf Course



London Borough of Sutton

Environment, Housing
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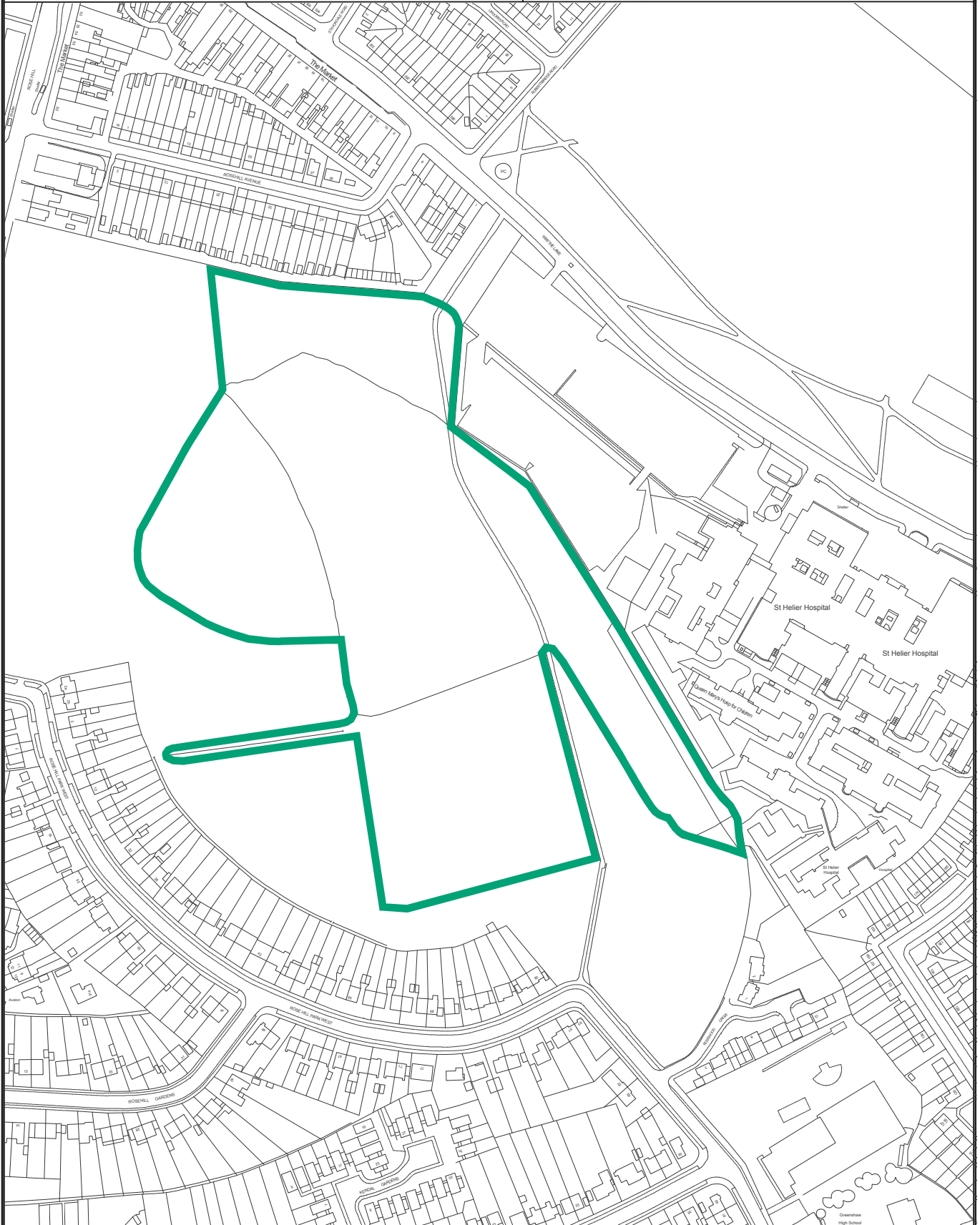
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SINC 10

Queen Mary's Hospital Woodland,
Wellfield Plantation and Grasslands and
Woodmansterne Road Woodland



London Borough of Sutton

Environment, Housing
and Regeneration
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SM5 2JG



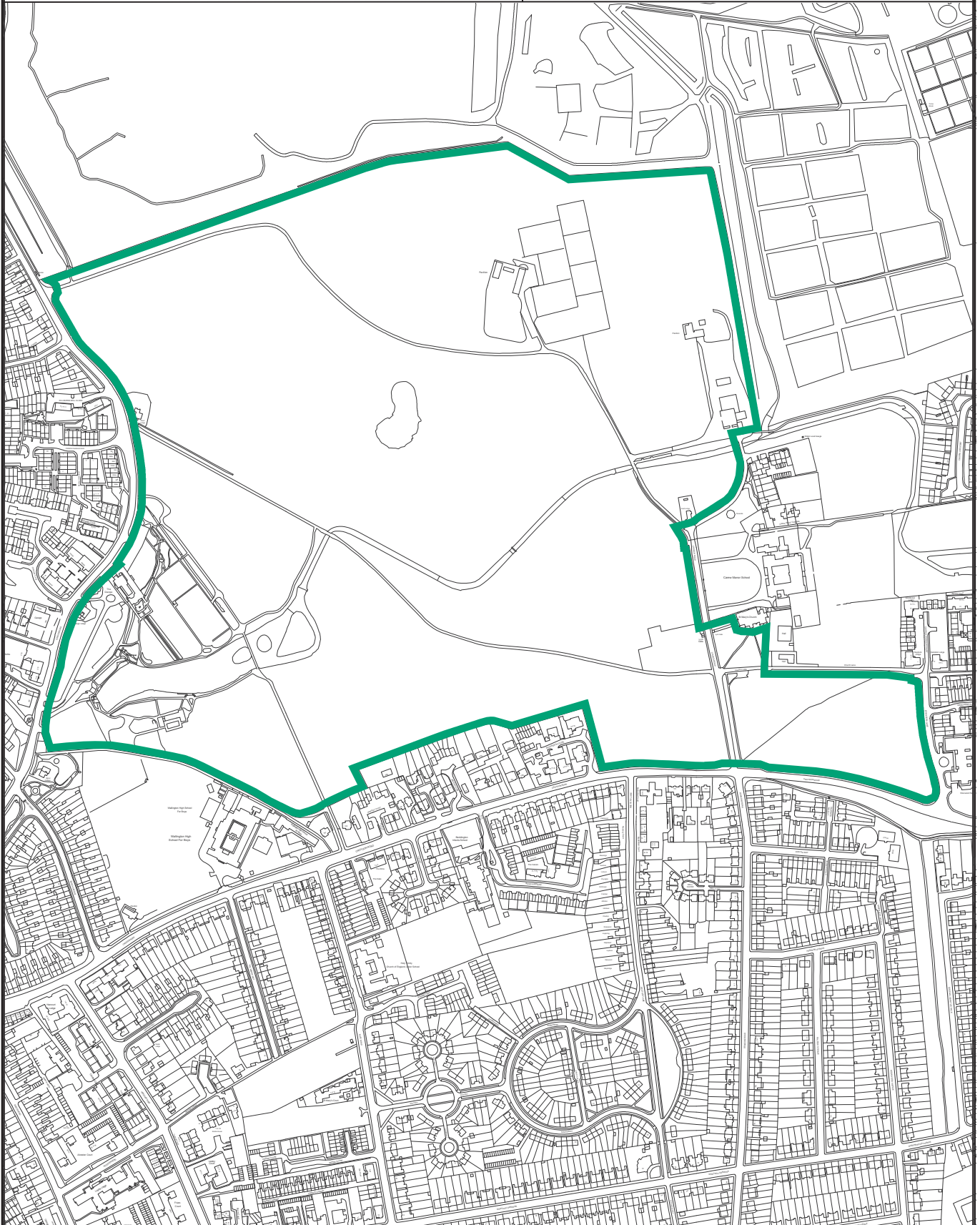
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SINC 11

Greenshaw Wood and Rosehill Park East



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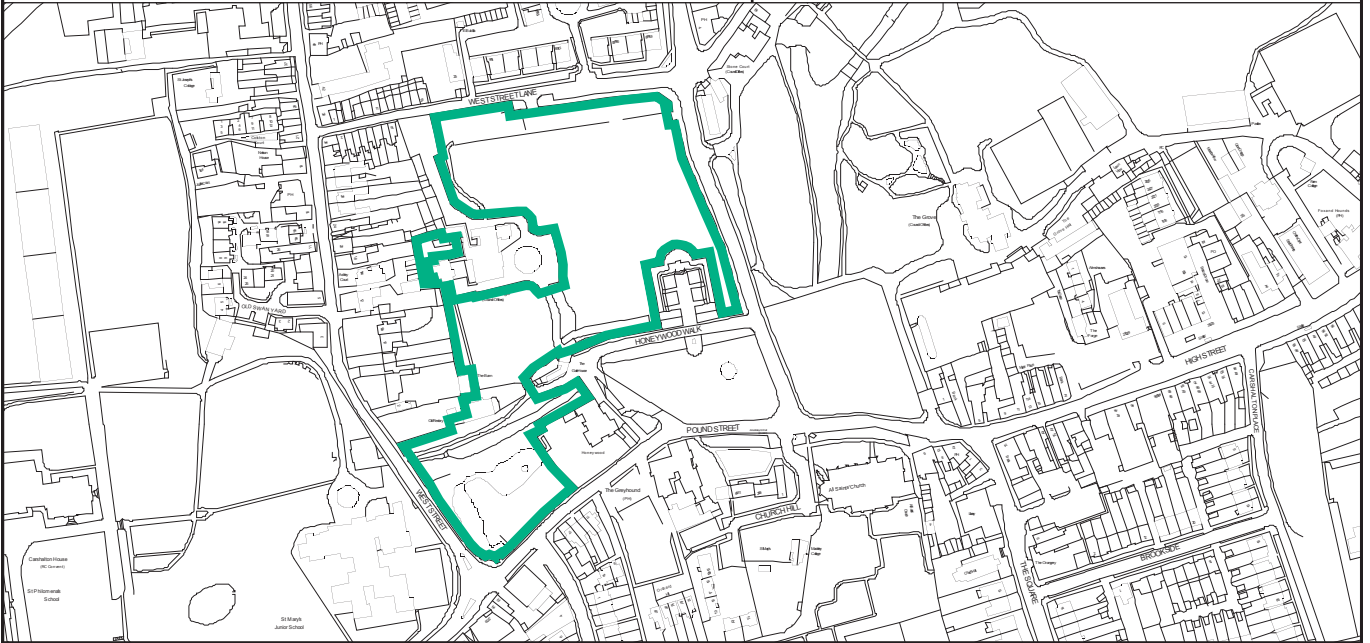
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SINC 12

Beddington Park

Map 6.21

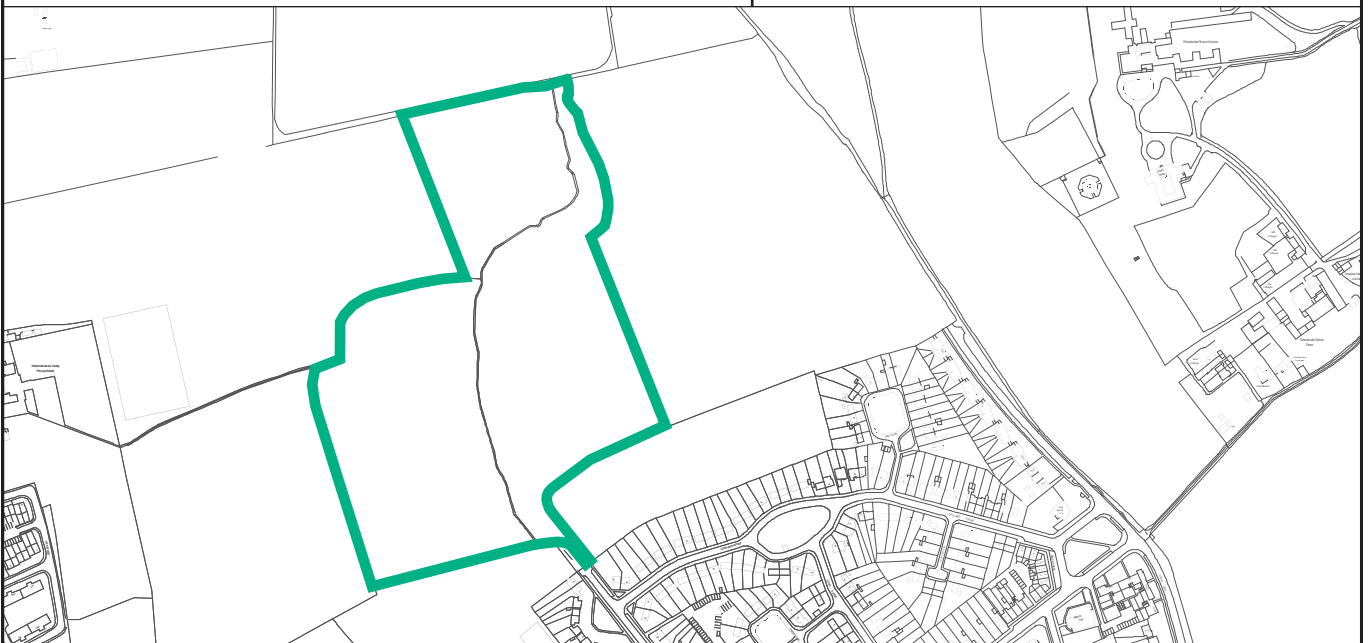
Relevant Policy P-26





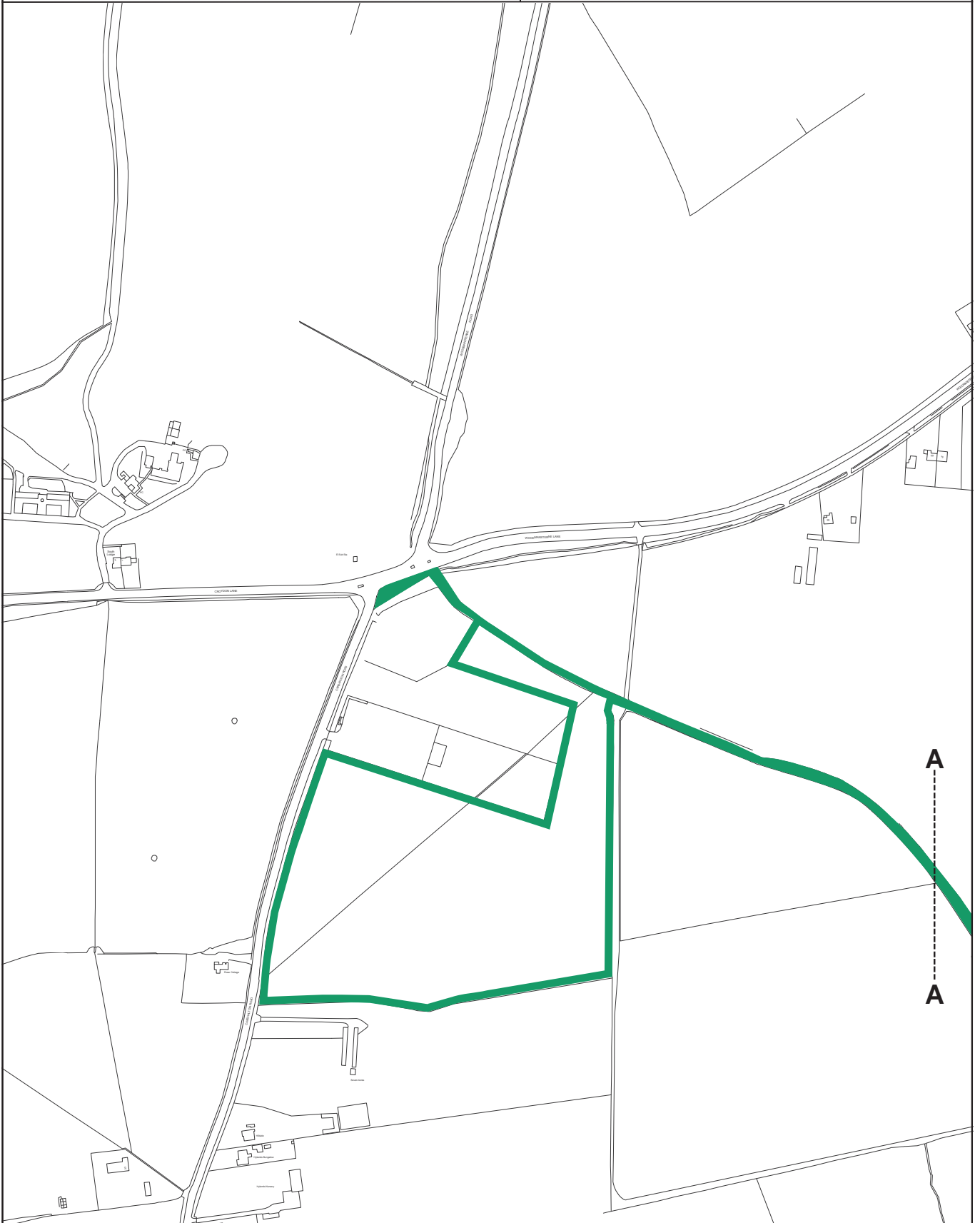
<p>London Borough of Sutton</p> <p>Environment Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>		<p>This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office © Crown Copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. London Borough of Sutton 100008655X 2016</p>	 <p>NOT TO SCALE</p>	<p>SINC 13</p> <p>Sutton Ecology Centre</p>
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Map 6.22

Relevant Policy P-26



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London Borough of Sutton

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SINC 15 (i)

Carshalton Road Pastures and Grove Lane Hedge



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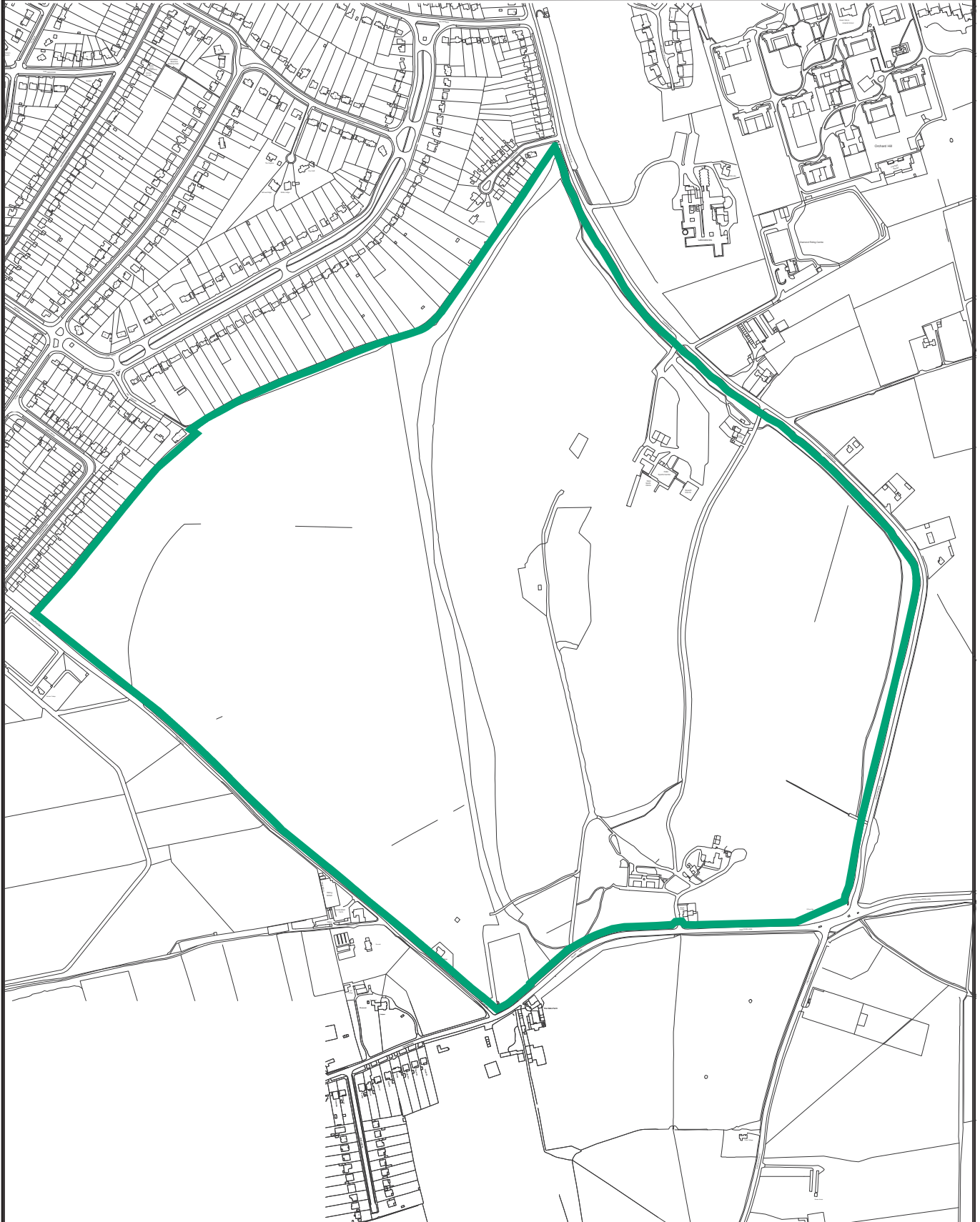
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SINC 15 (ii)

Carshalton Road Pastures and Grove Lane Hedge



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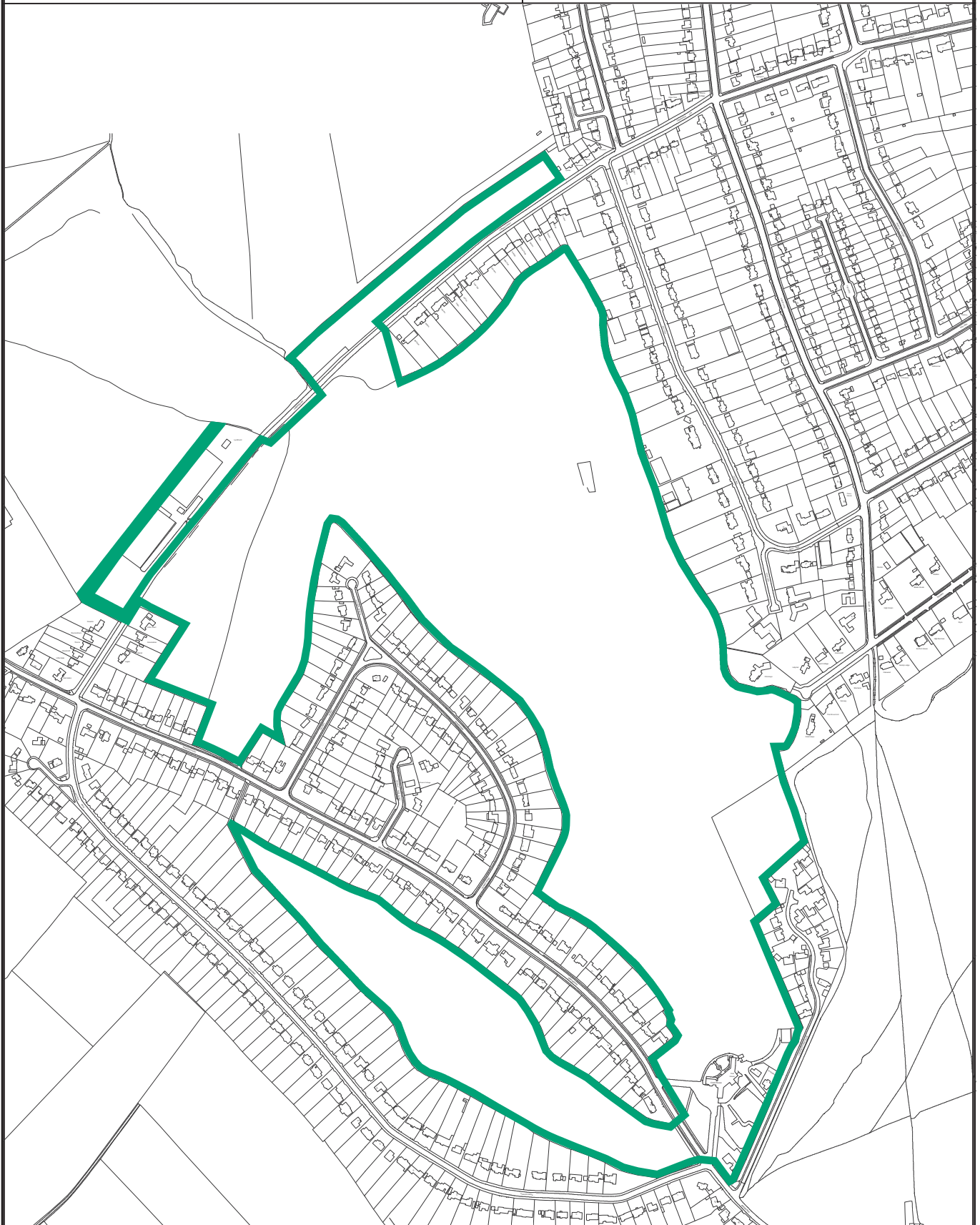
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SINC 16

The Oaks Park and Golf Course



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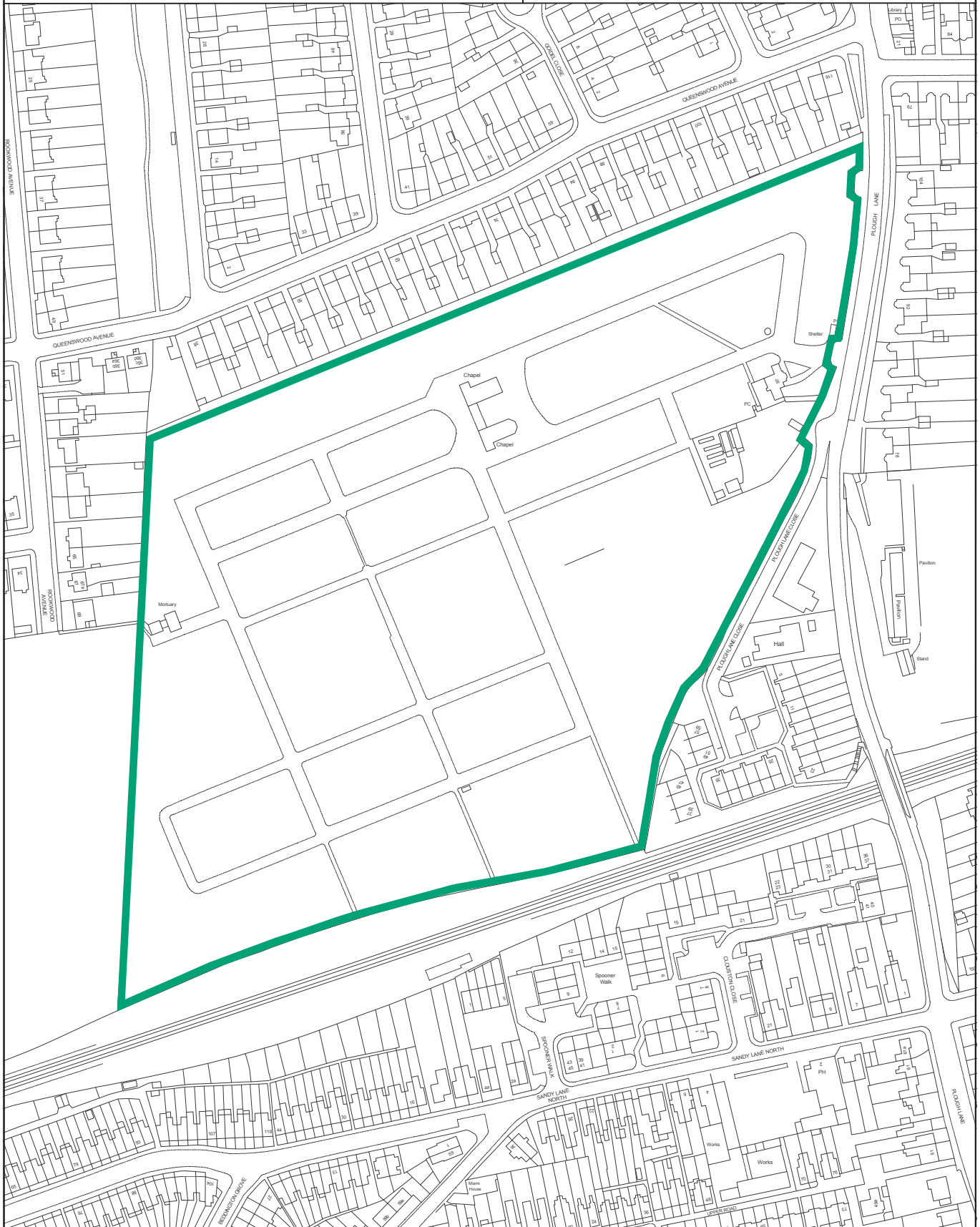
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SINC 17

Cuddington Open Spaces and Golf Course



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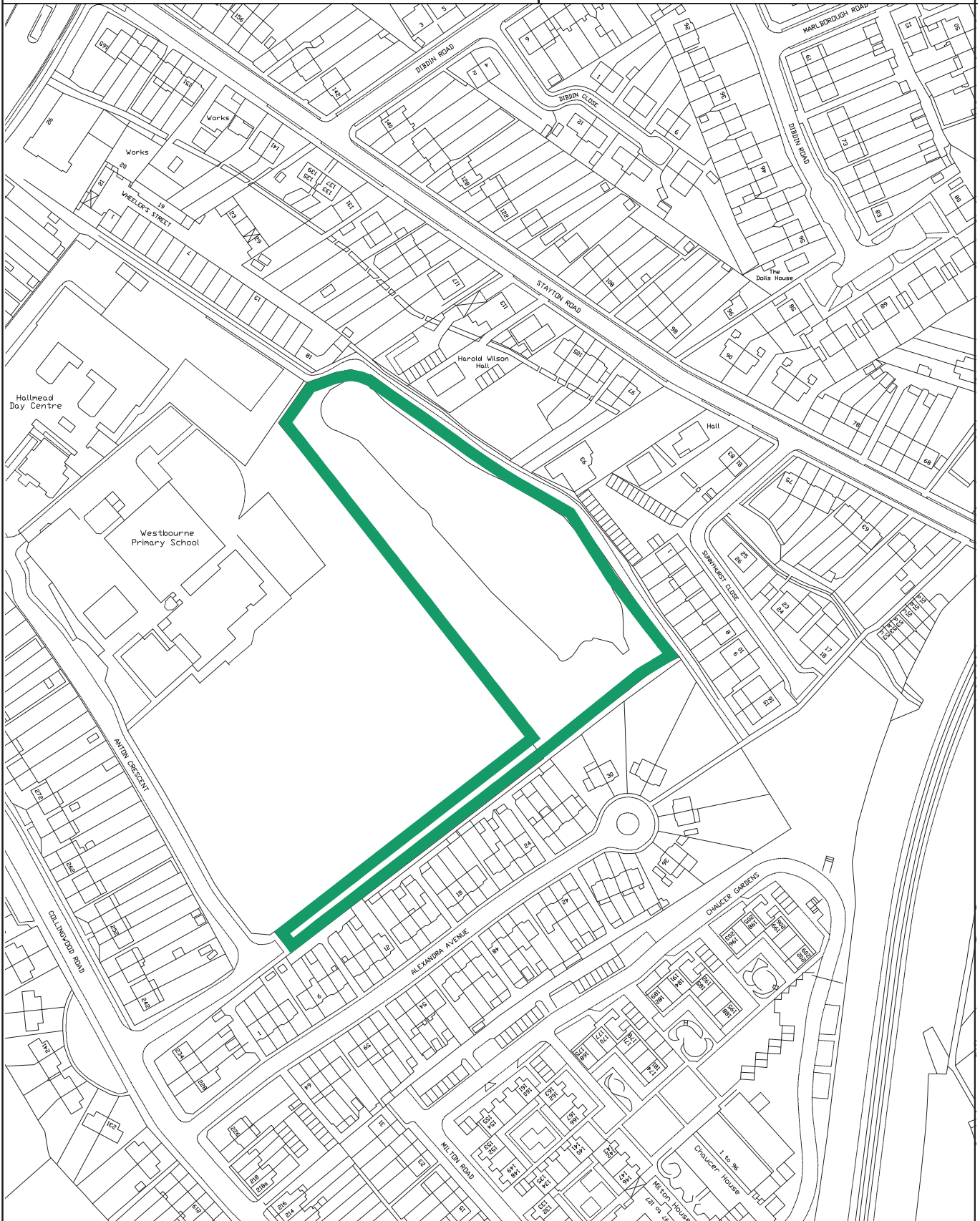
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SINC 18

Bandon Hill Cemetery



London Borough of Sutton



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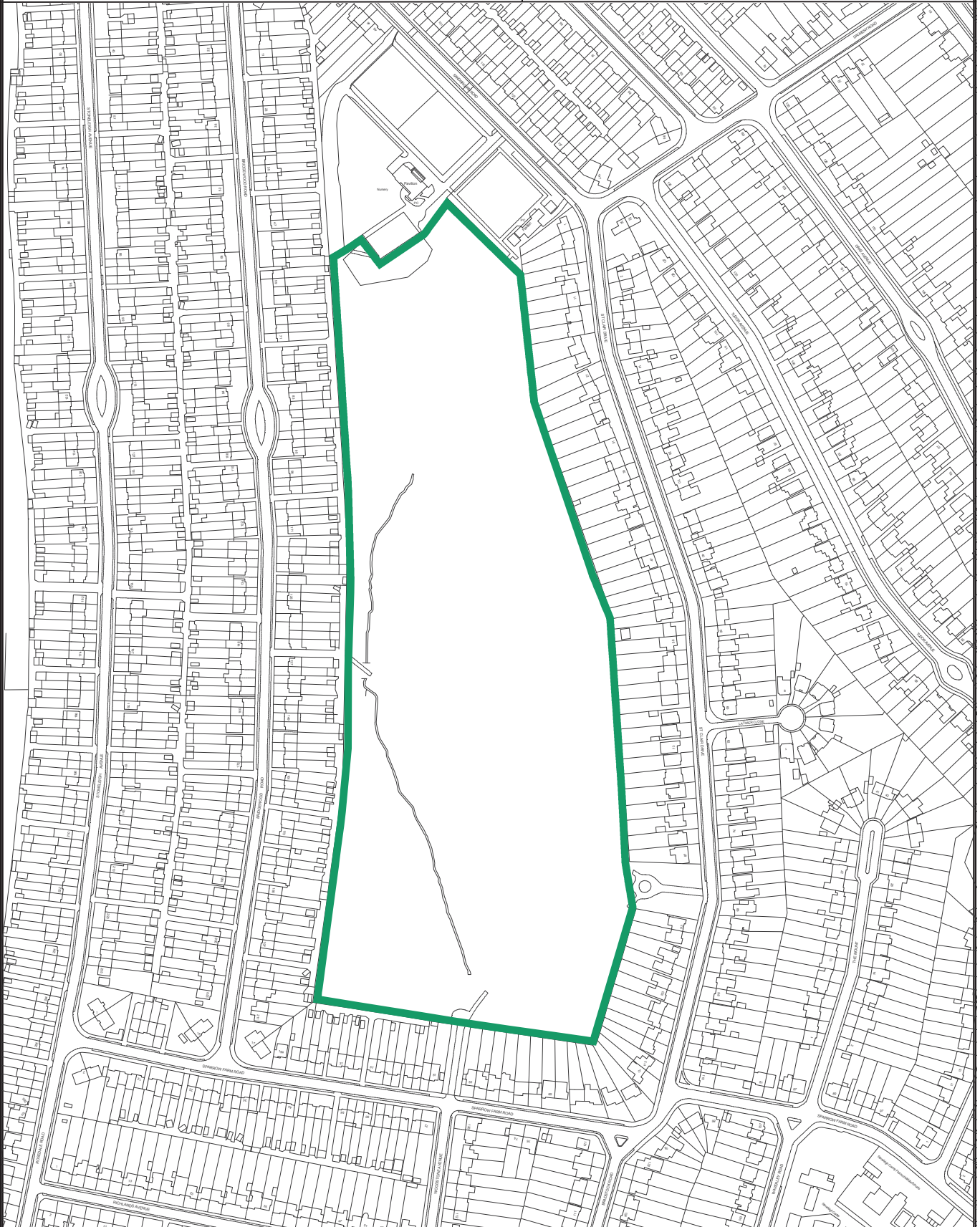
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SINC 19

Anton Crescent Wetland



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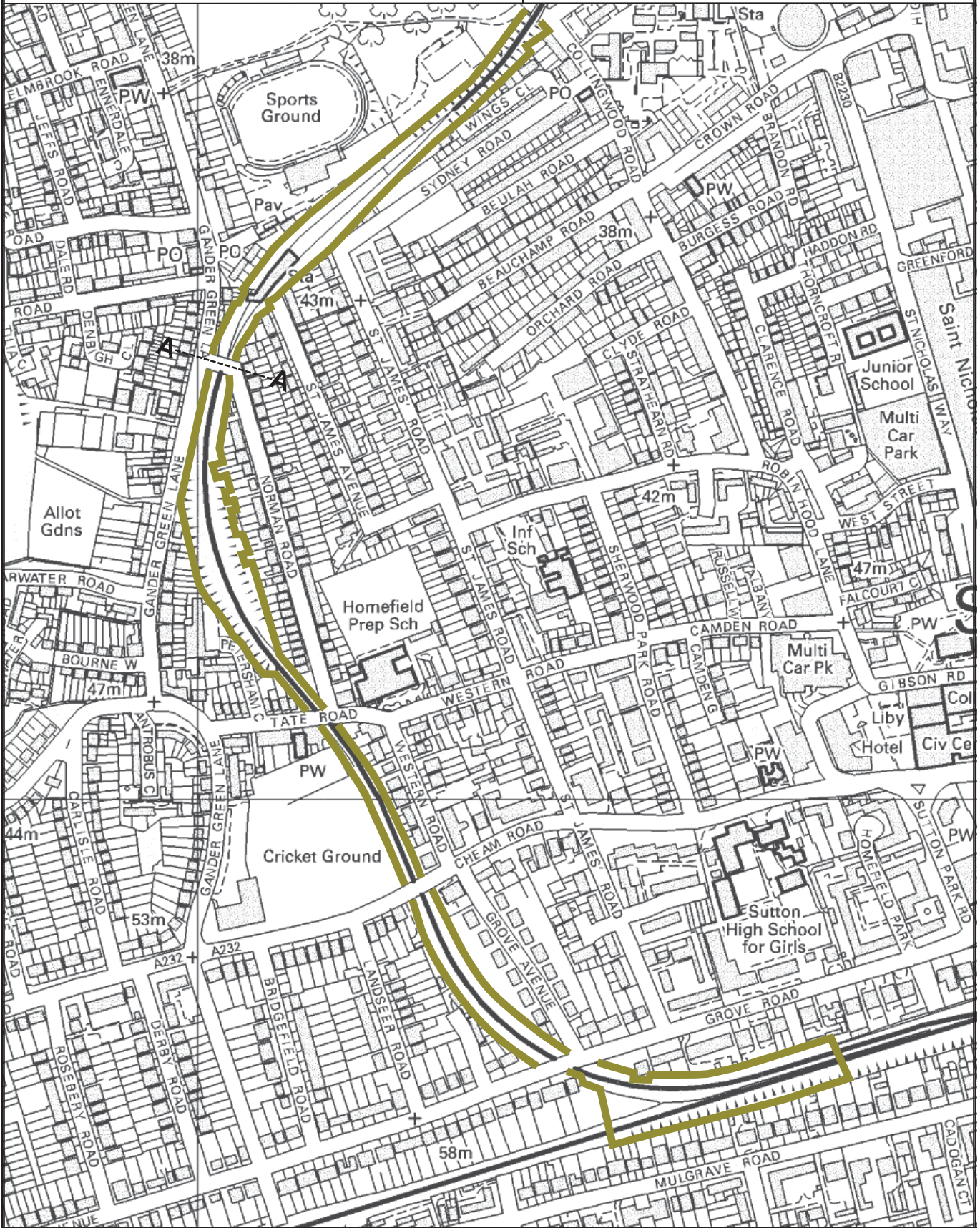
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SINC 20

Cuddington Recreation Ground

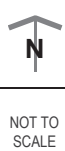


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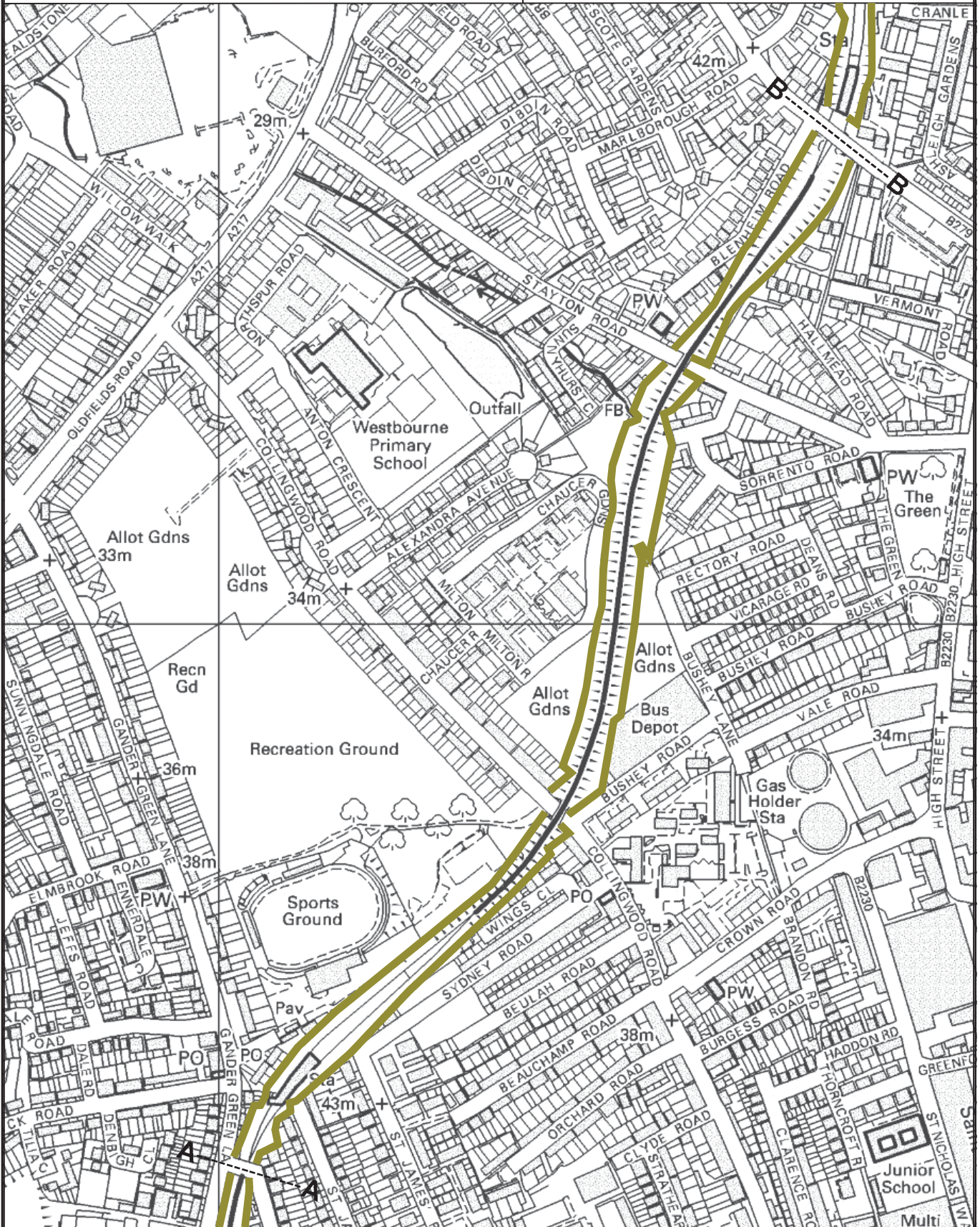


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SINC 21 (i)

Sutton to St Helier Railway Line

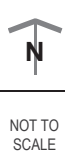


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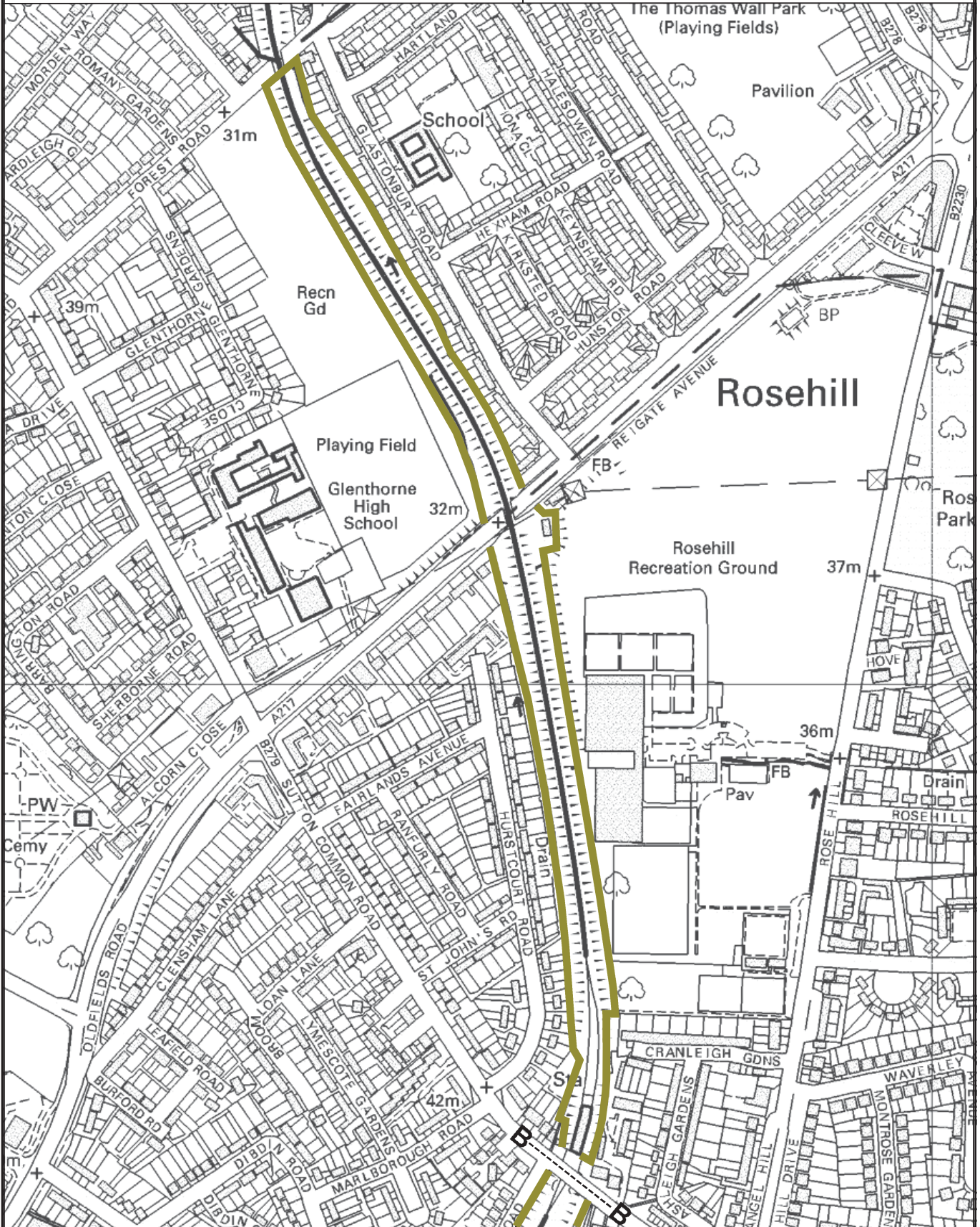


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SINC 21 (ii)
Sutton to St Helier Railway Line



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SINC 21 (iii)

Sutton to St Helier Railway Line



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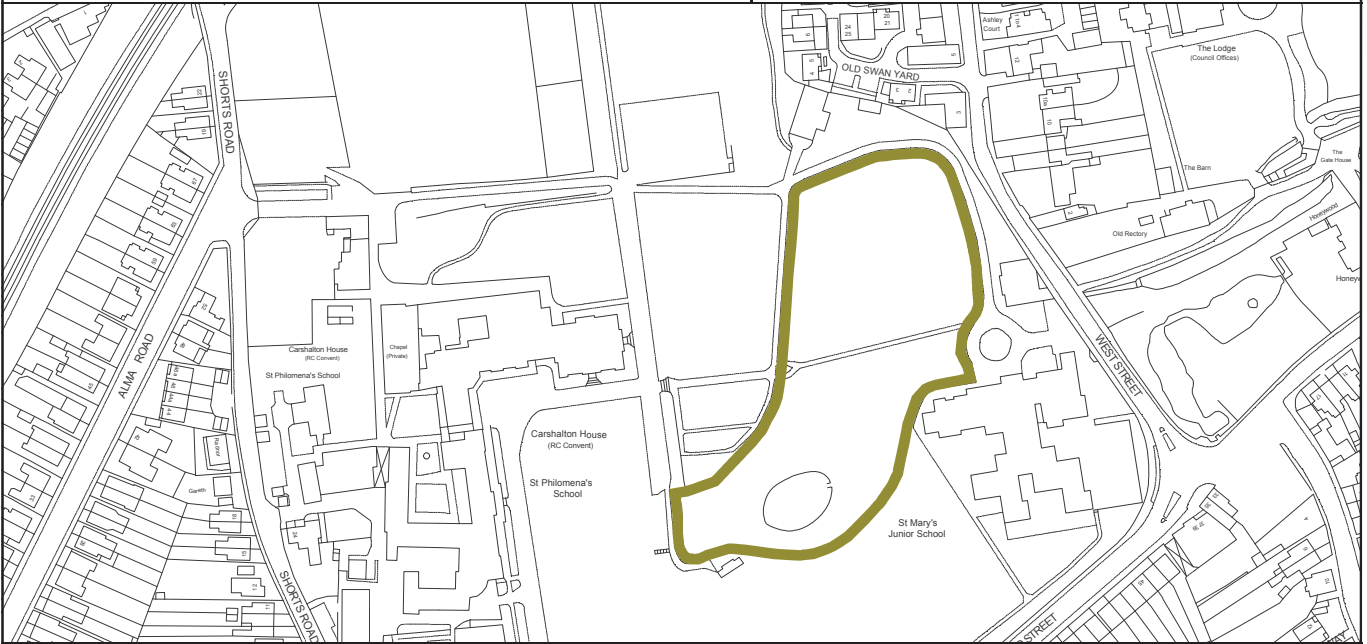
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SINC 22

Carshalton Ponds, Grove Park and All Saints Churchyard,
Carshalton

Map 6.34

Relevant Policy P-26



London Borough of Sutton



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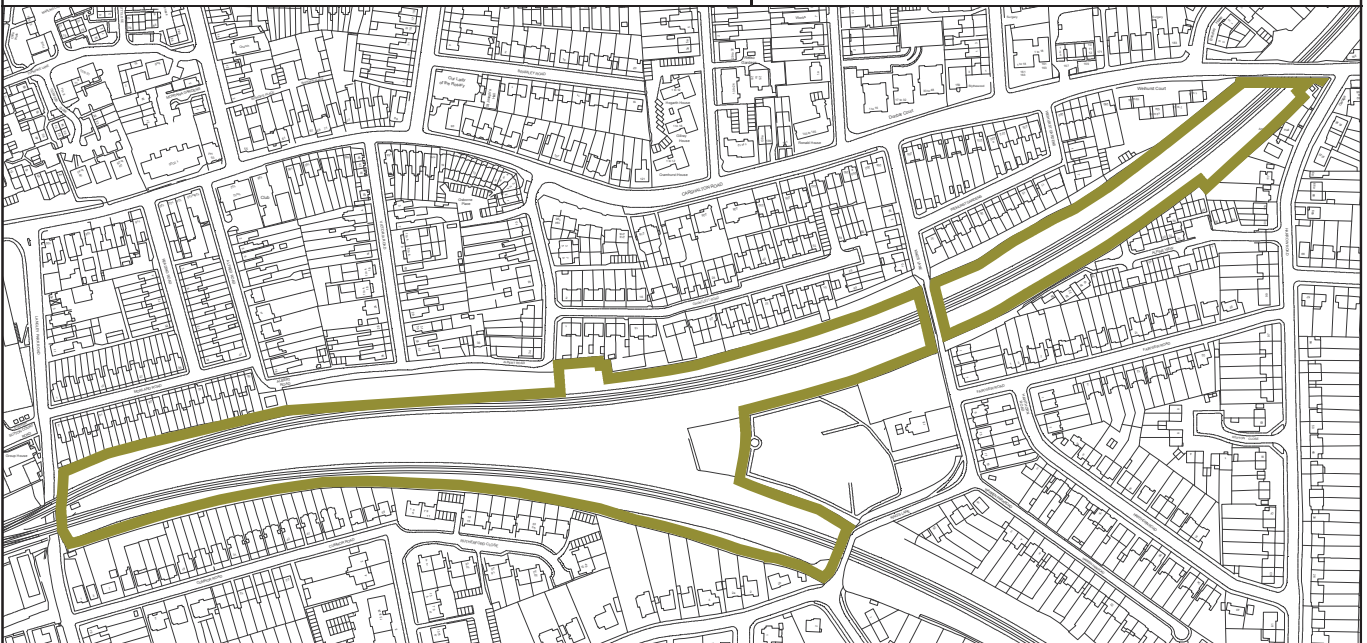
SINC 23

St Philomena's Lake

Environment and Leisure
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Map 6.35

Relevant Policy P-26



London Borough of Sutton



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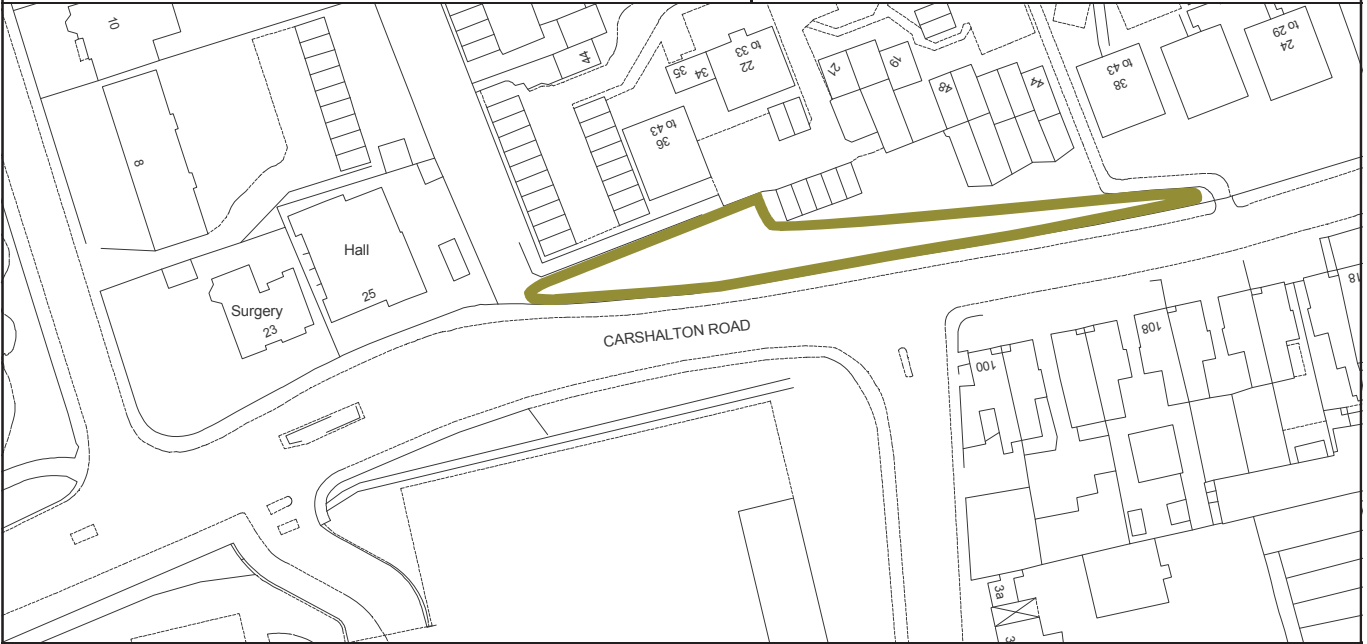
SINC 24

The Warren Railway Lands

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Map 6.36

Relevant Policy P-26



London Borough of Sutton



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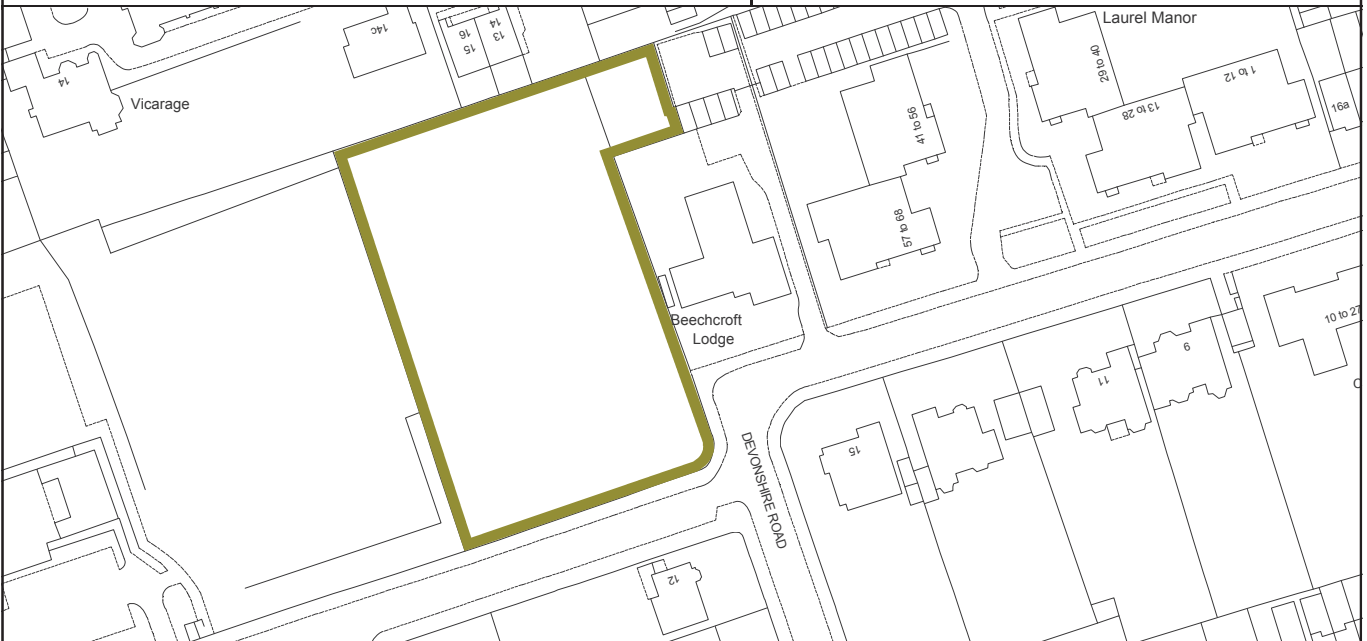
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SINC 25

Water Gardens Bank

Map 6.37

Relevant Policy P-26



London Borough of Sutton



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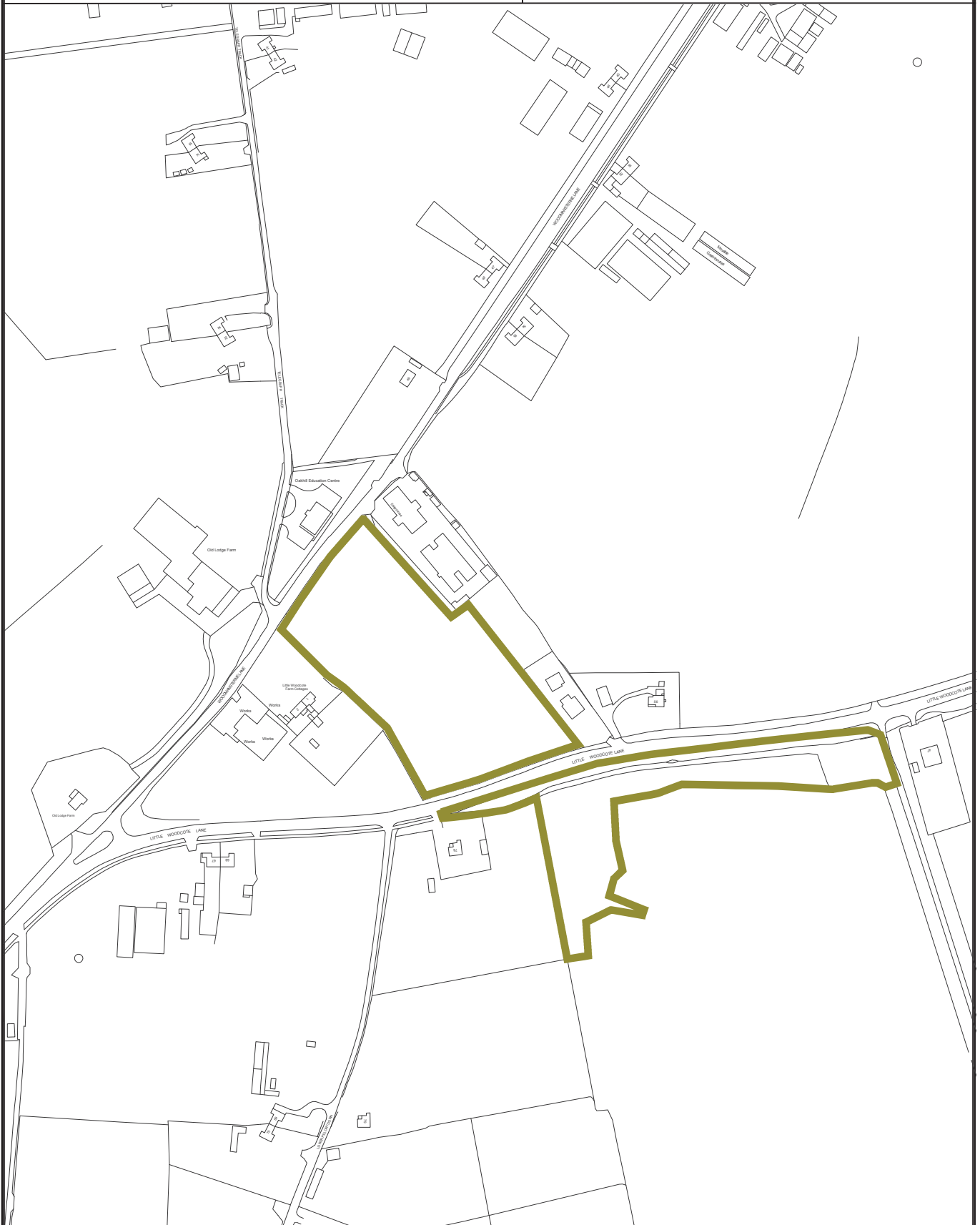
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SINC 26

Devonshire Avenue Nature Area



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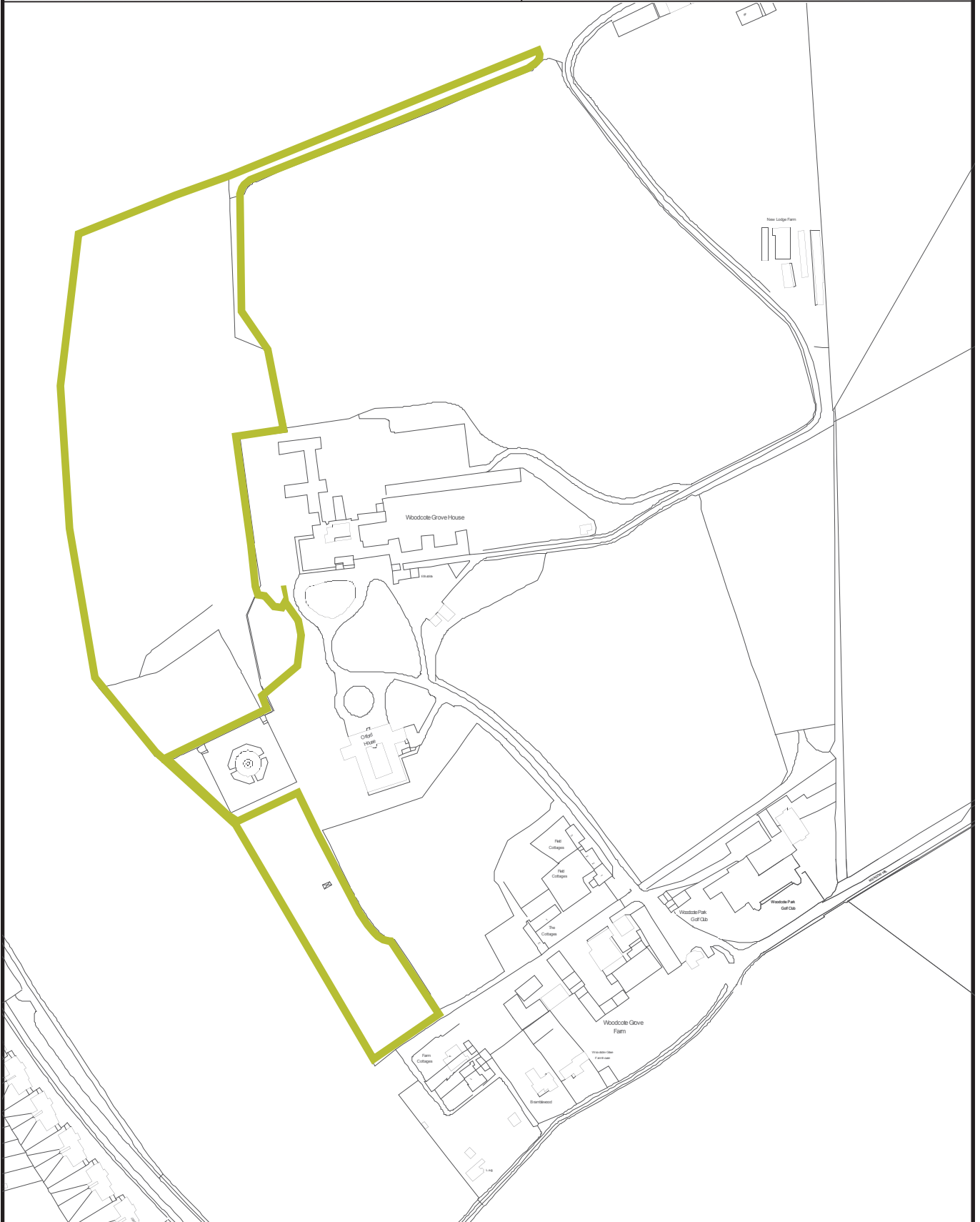
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SINC 27

Little Woodcote Wood



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SINC 28

Woodcote Grove Wood



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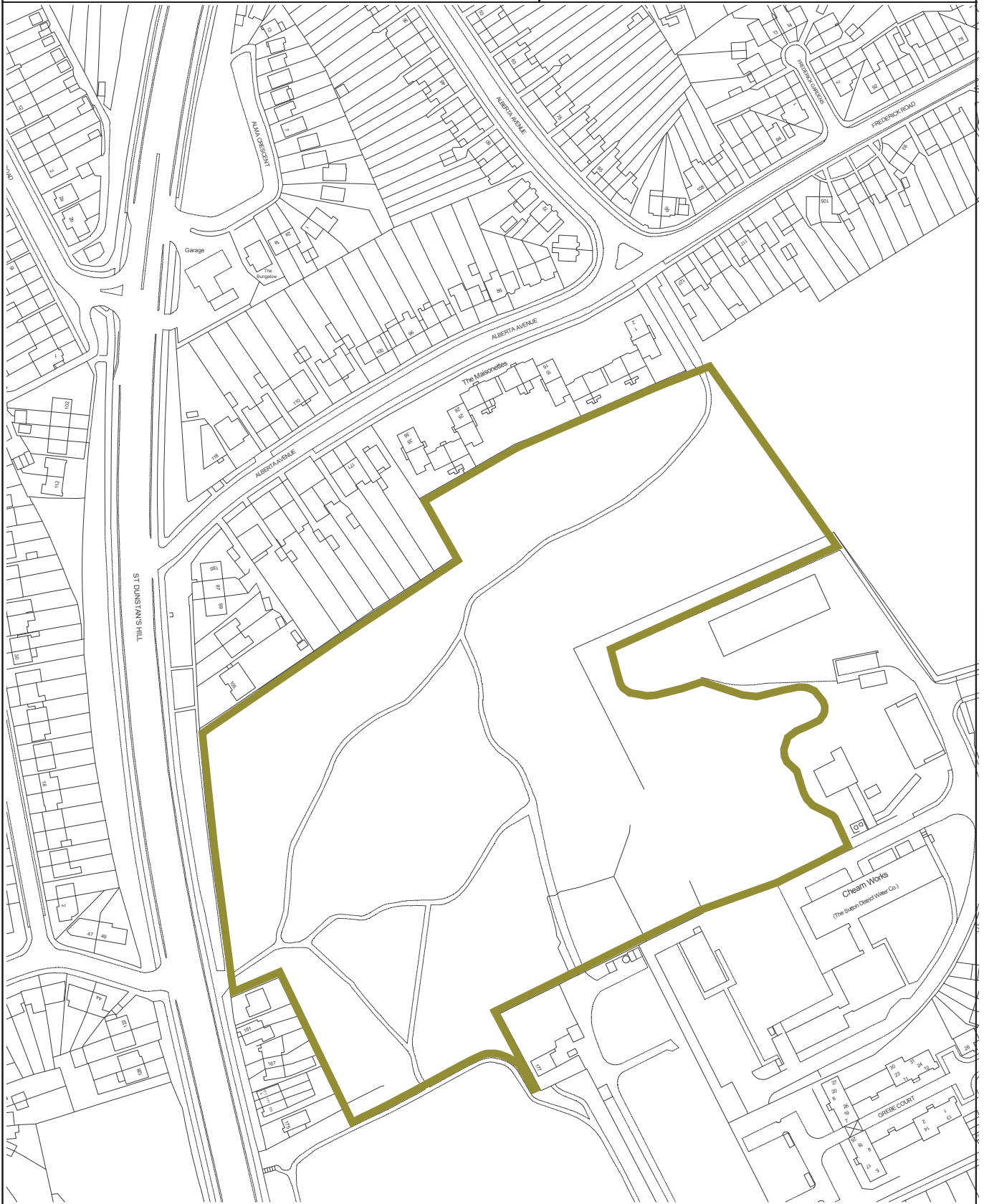
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SINC 29

Belmont Pastures



London Borough of Sutton

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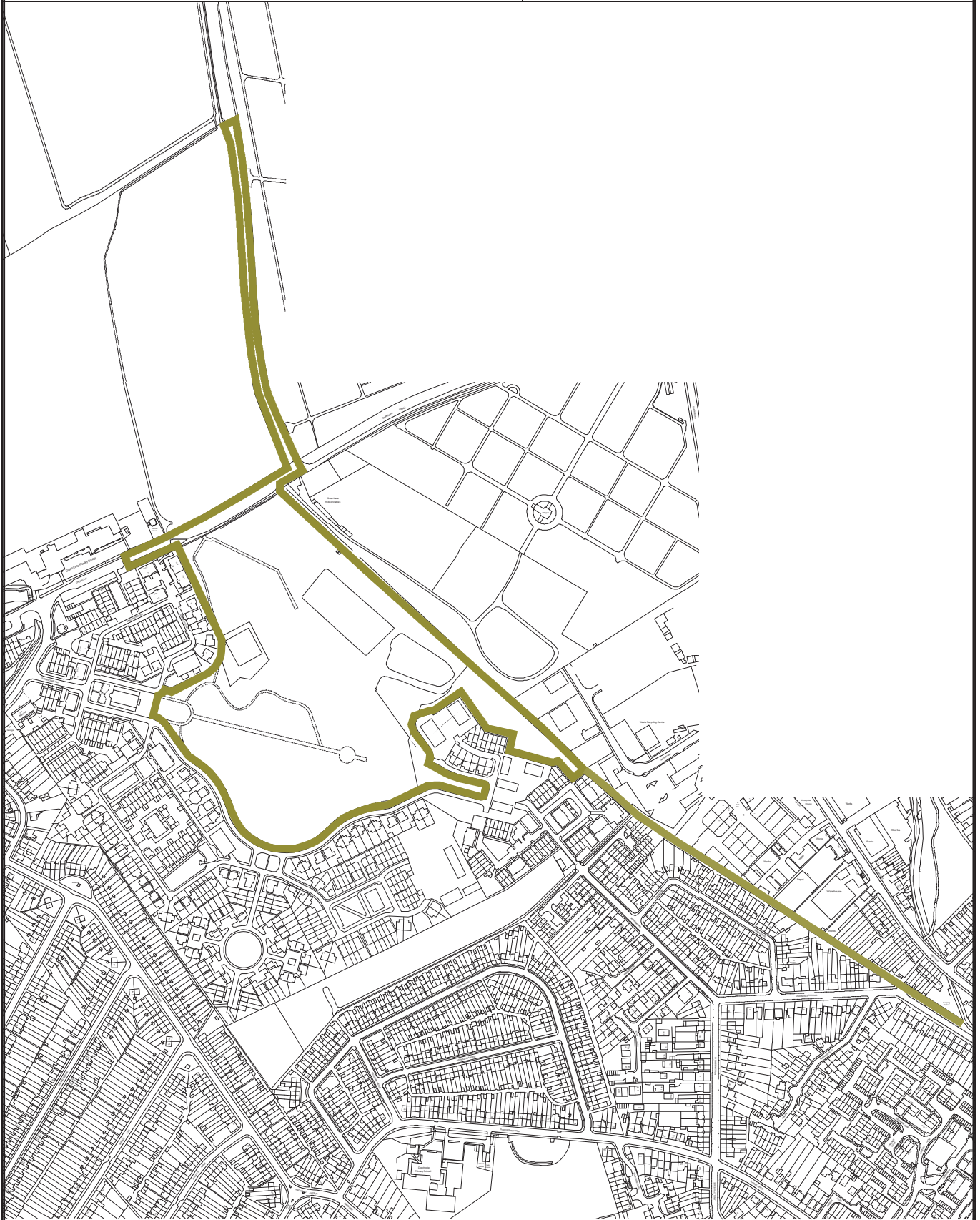
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SINC 30

Perrett's Field and Sutton Water Works



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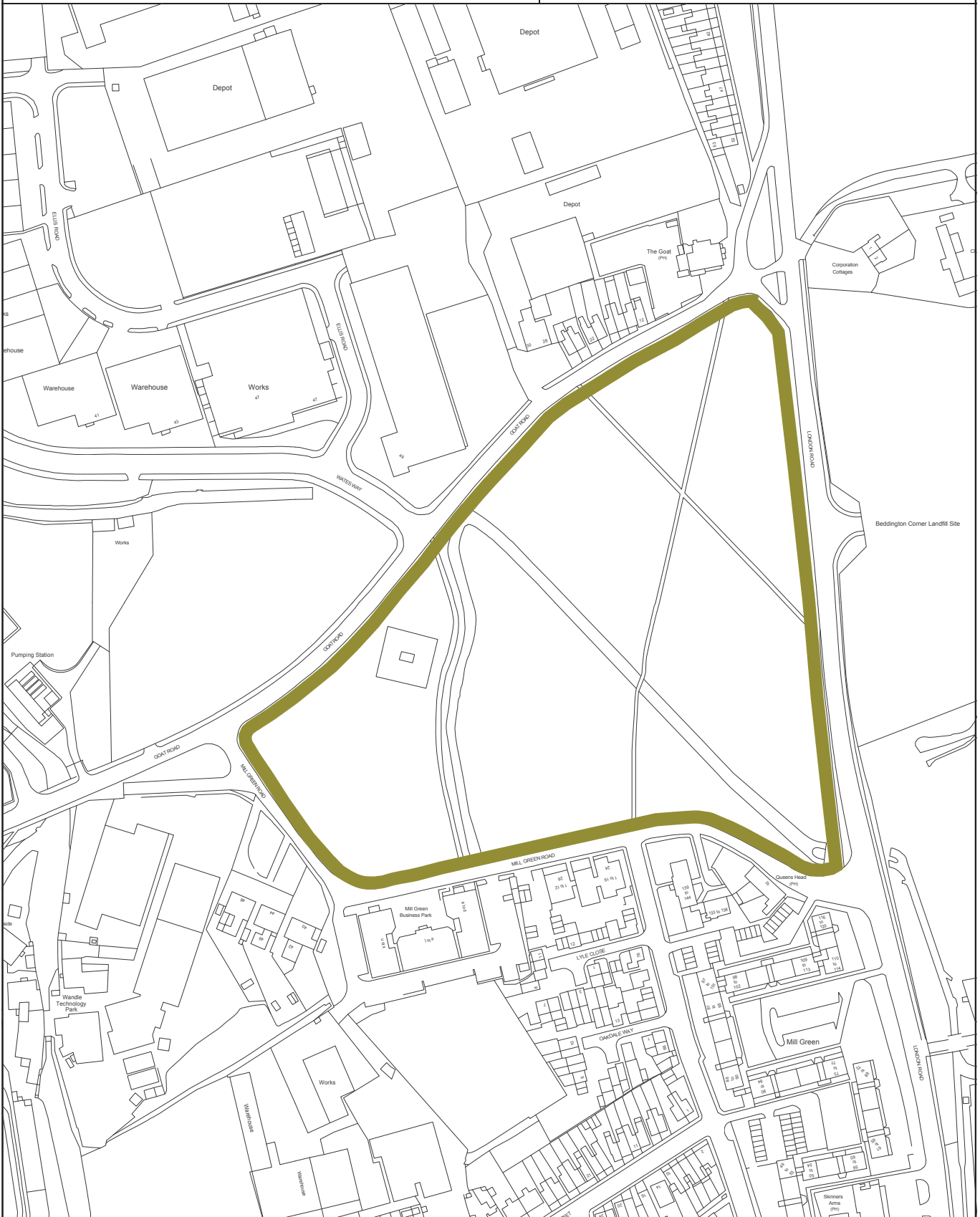
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SINC 31

Mayflower Park



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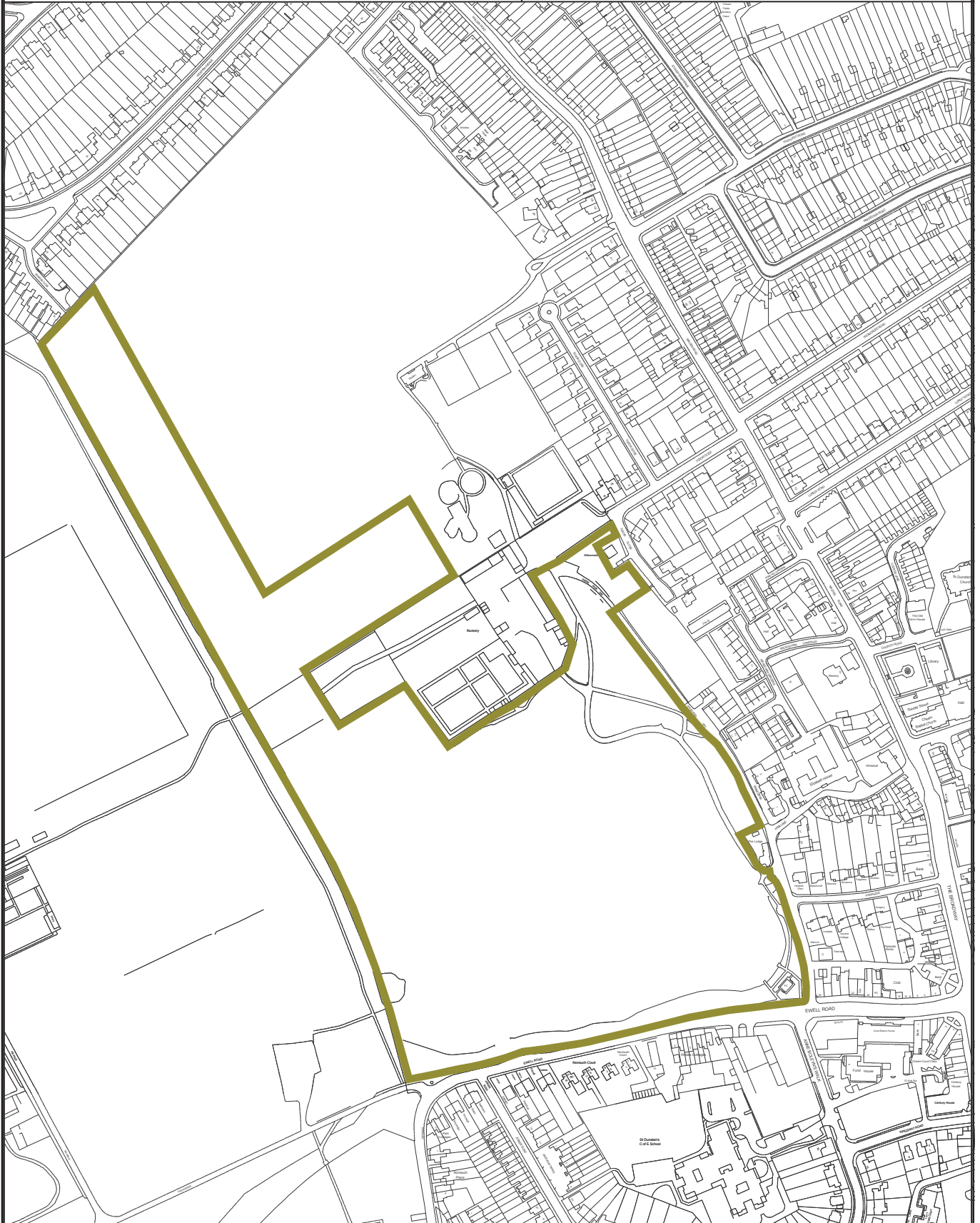


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SINC 32

Mill Green

Environment, Housing and Regeneration
24 Denmark Road
Carshalton
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London Borough of Sutton

Environment and Leisure
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Carshalton
SM5 2JG



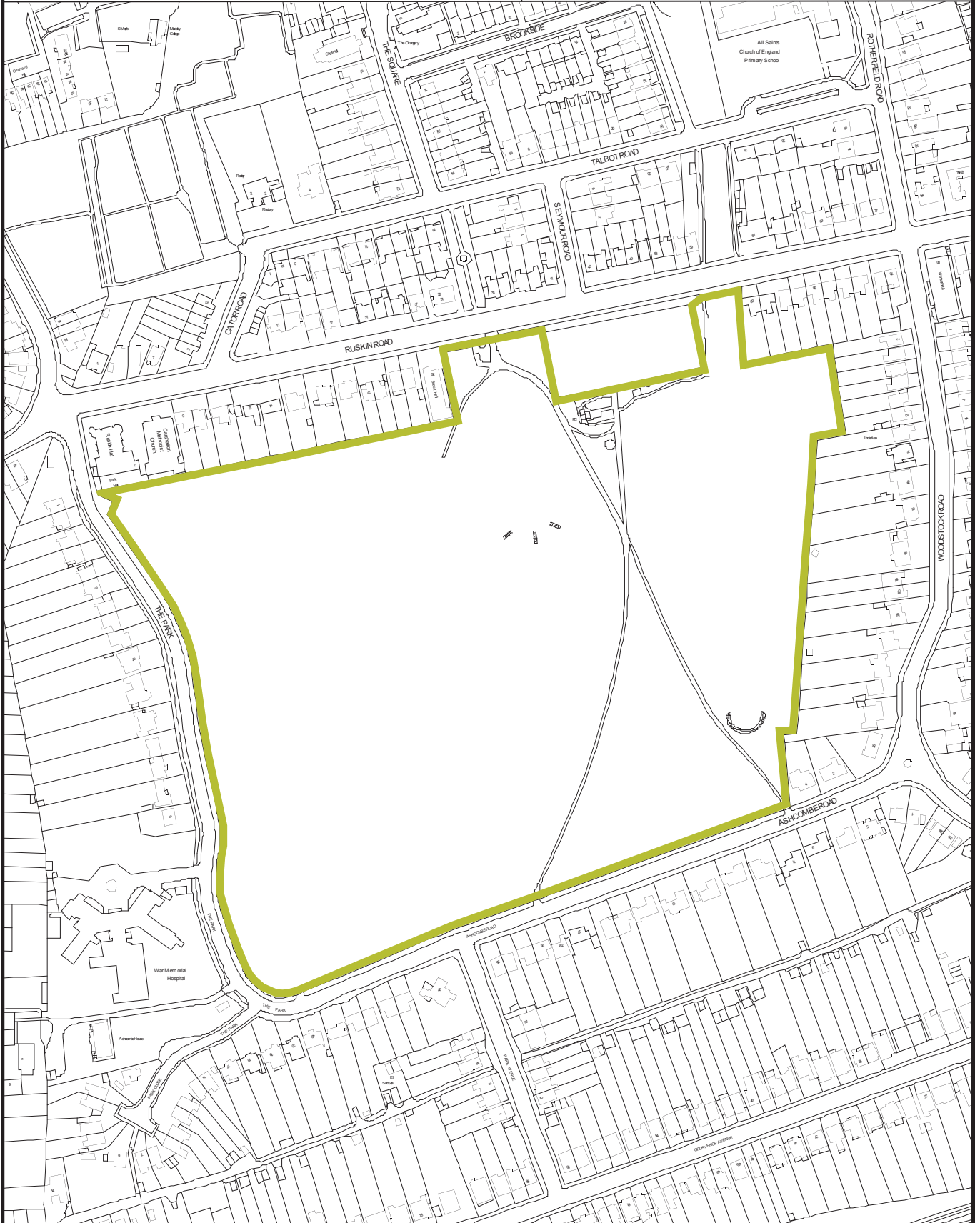
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SINC 33

Cheam Park



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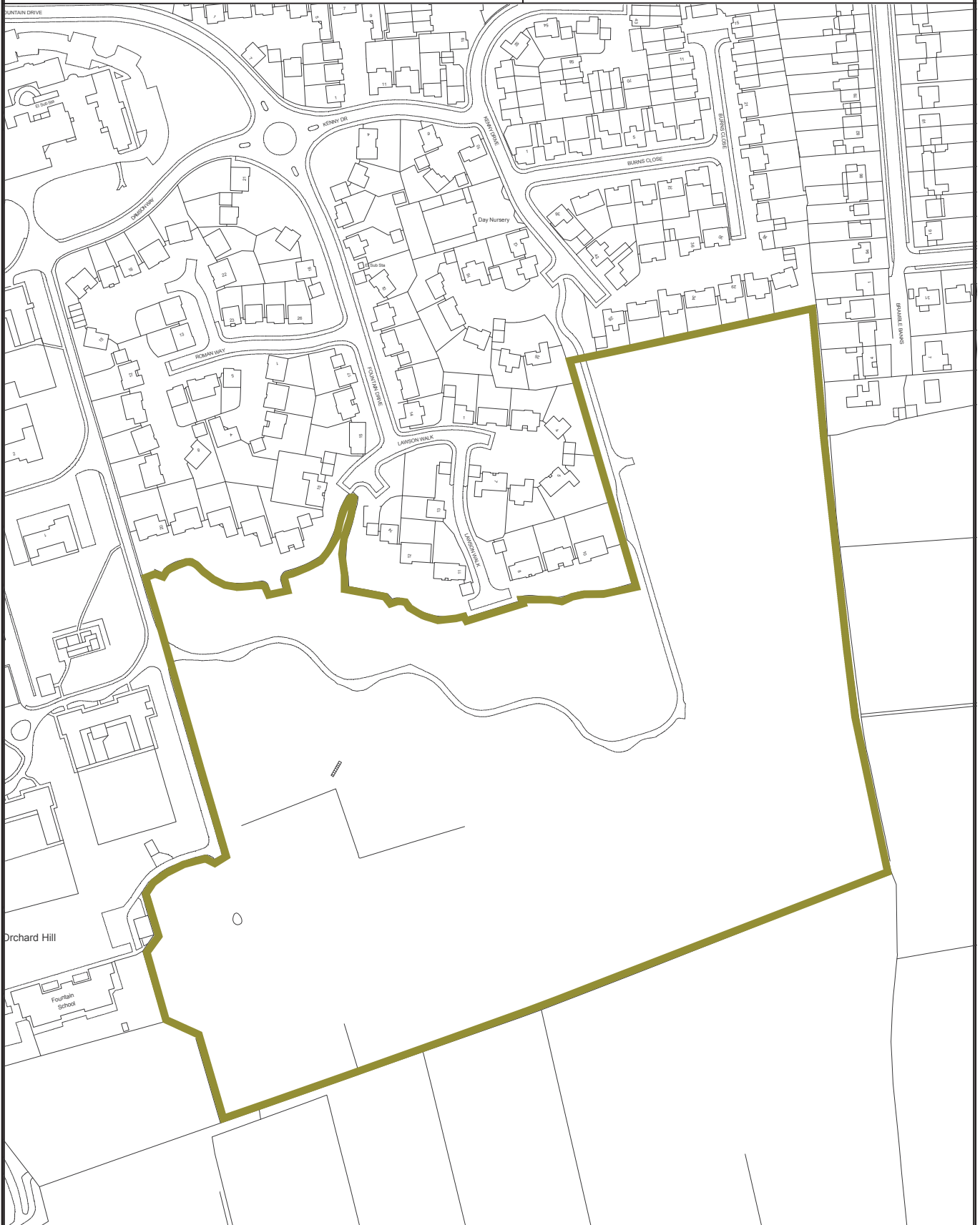
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SINC 34

Carshalton Park



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SINC 35

Queen Mary's Park



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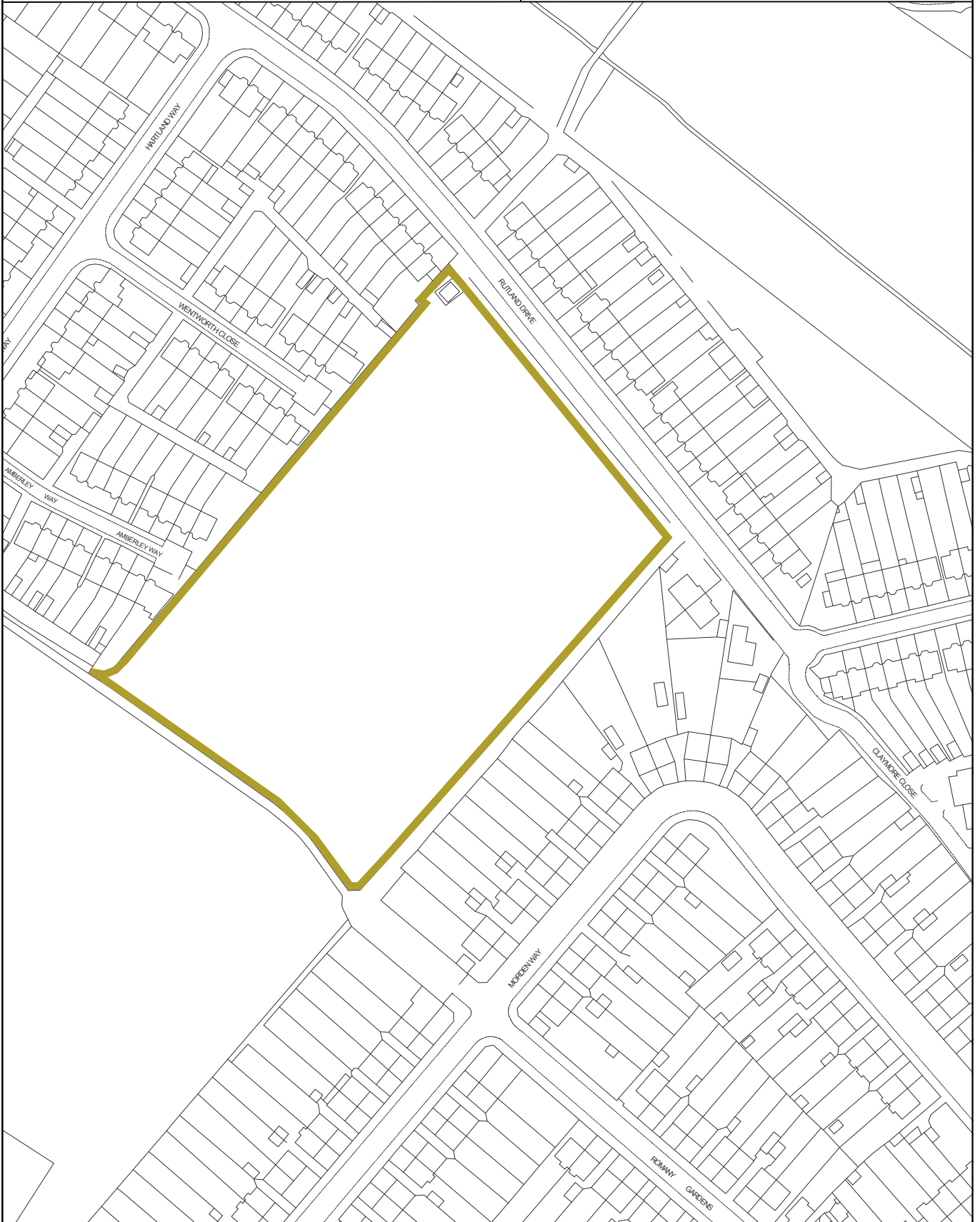
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SINC 36

Pine Walk Roadside Island



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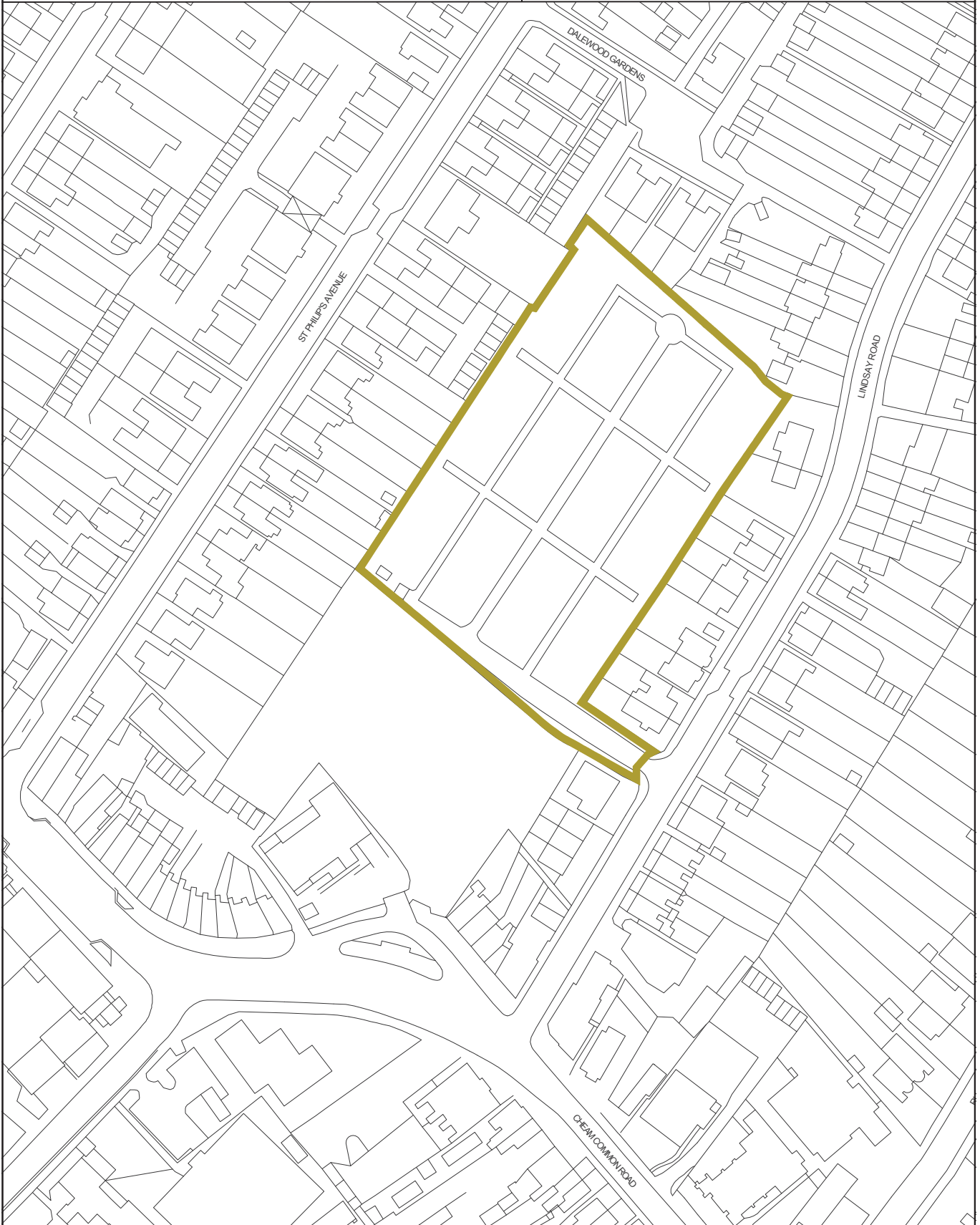
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SINC 37

Sutton Common Paddock



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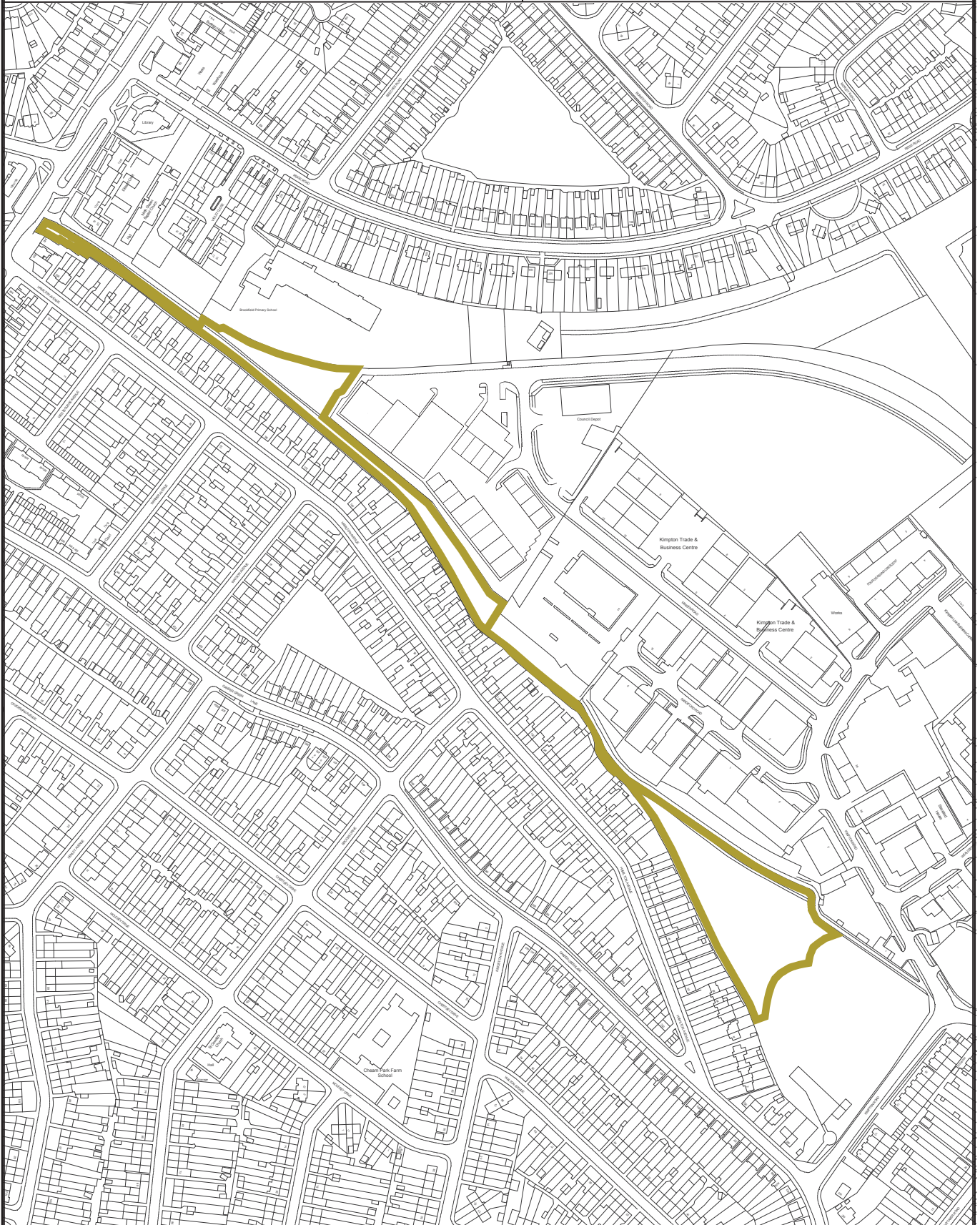
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SINC 38

Cuddington Cemetery



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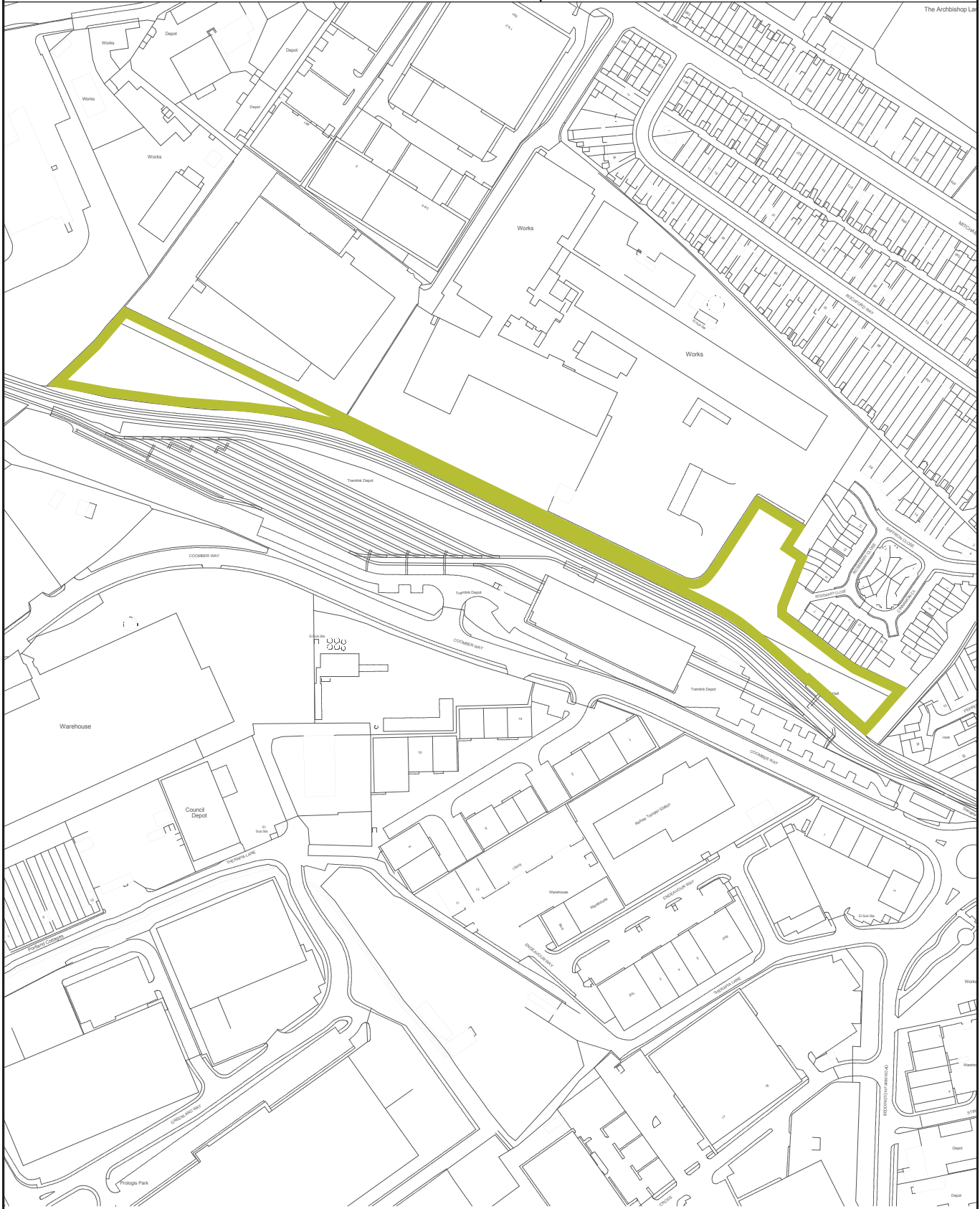
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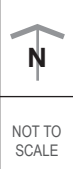
Pyl Brook



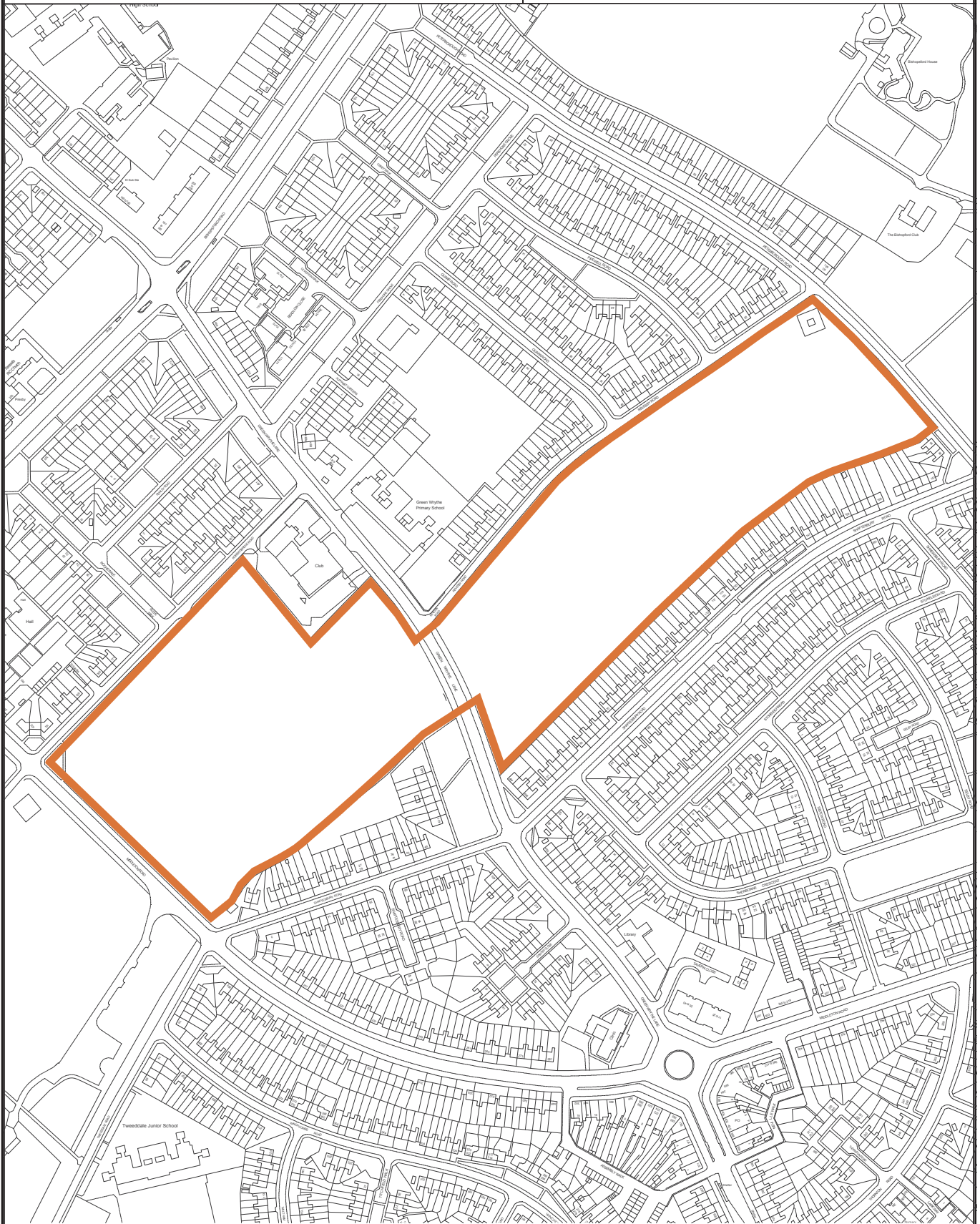
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 Therapia Lane Rough



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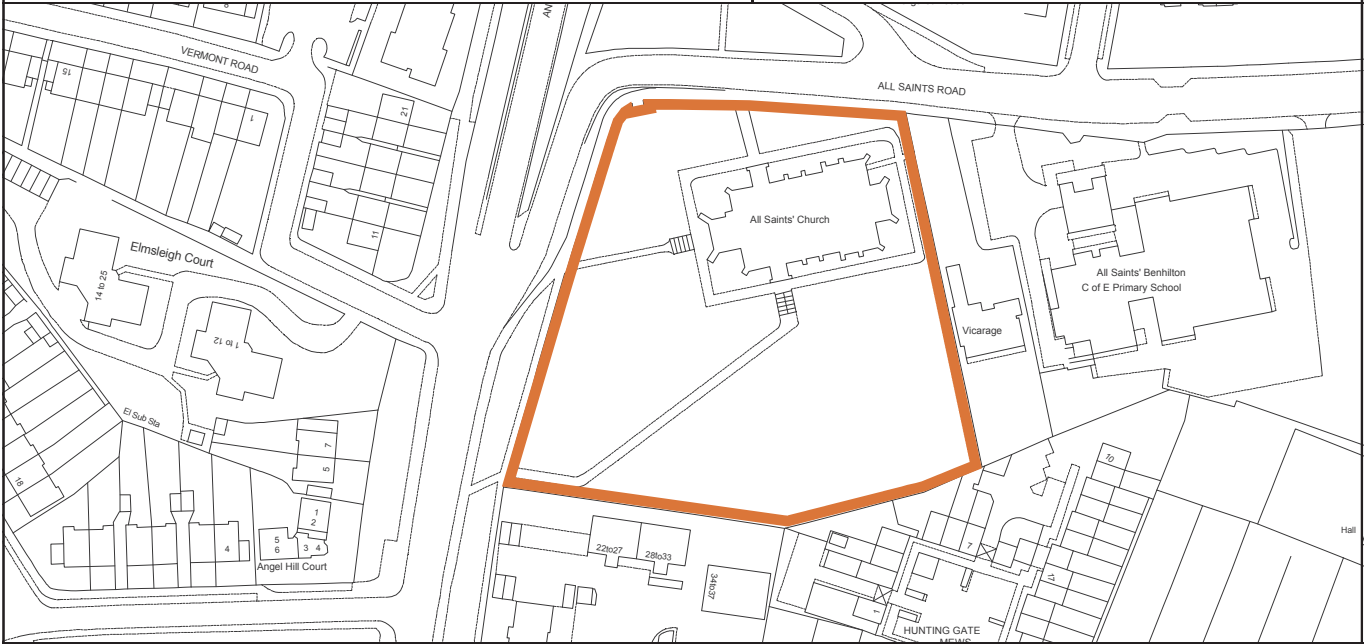
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SINC 41

Revesby Road Wood

Map 6.53

Relevant Policy P-26



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SINC 42

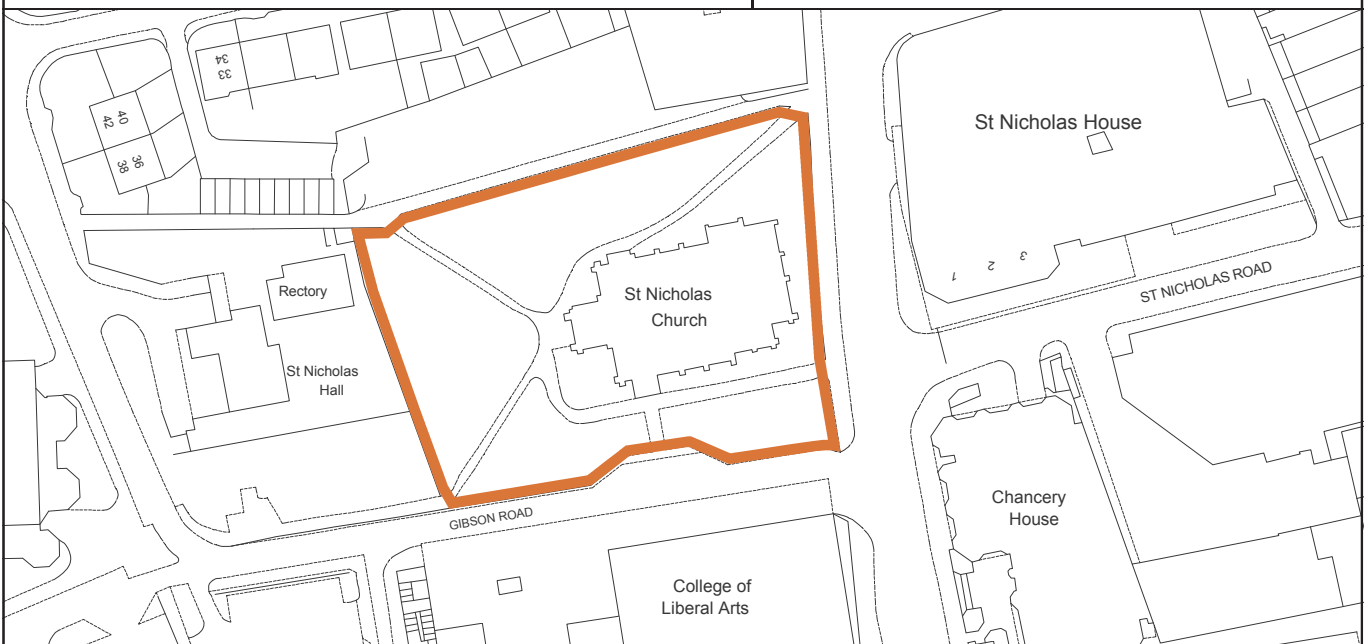
All Saints Churchyard, Benilton

Environment and Leisure
24 Denmark Road
Carshalton
SM5 2JG

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Map 6.54

Relevant Policy P-26



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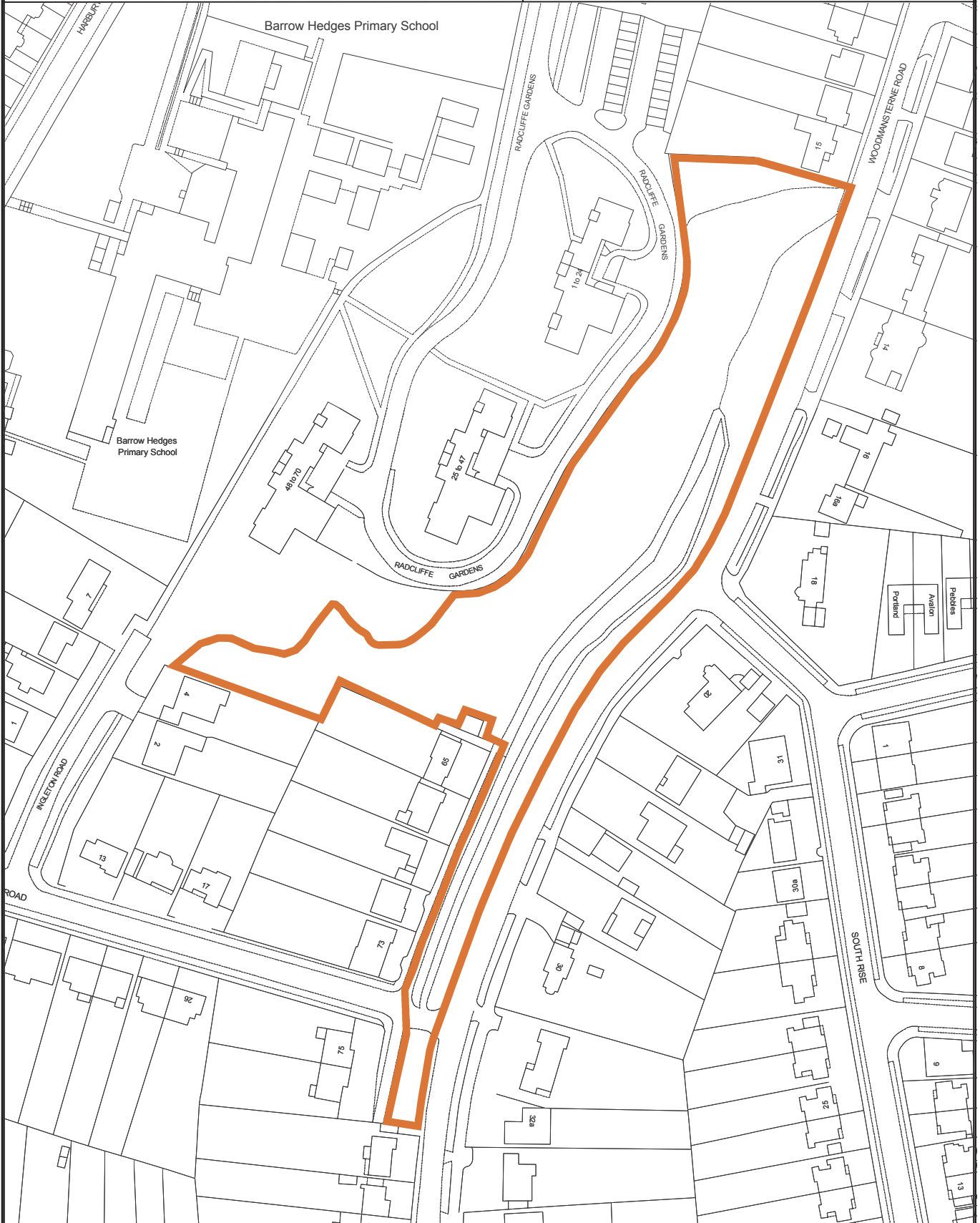


SINC 43

St Nicholas Churchyard, Sutton

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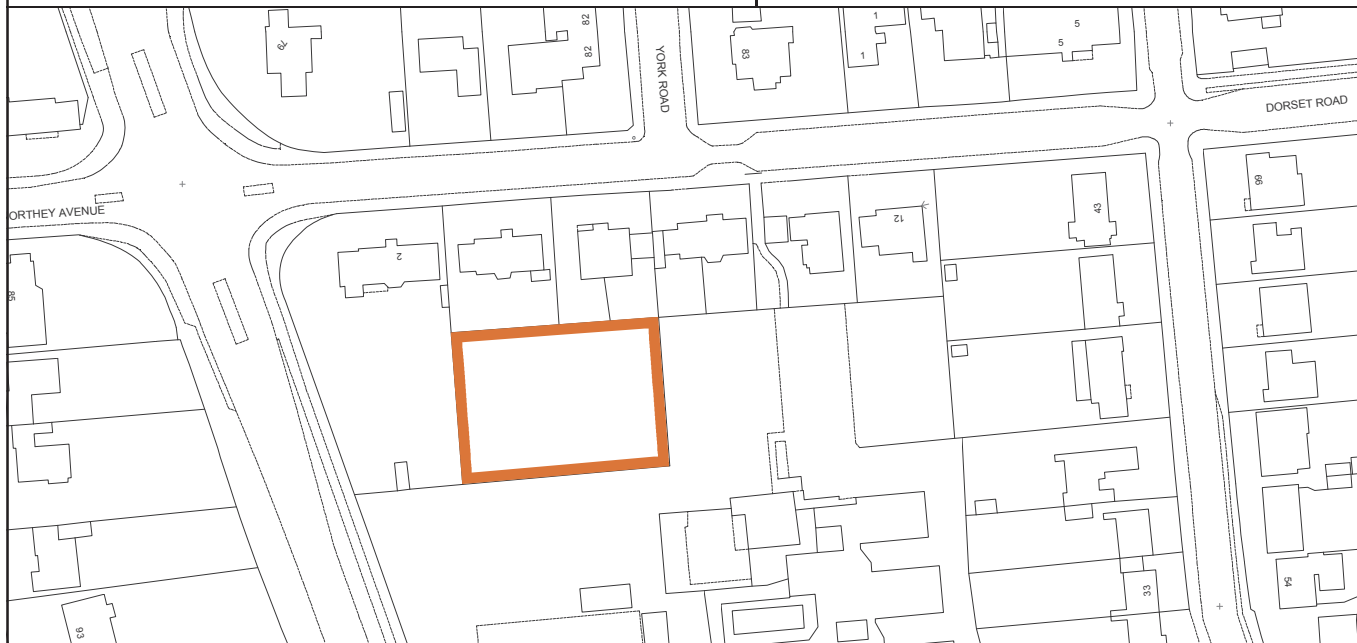
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SINC 44

Radcliffe Gardens Woodland

Map 6.56

Relevant Policy P-26



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SINC 45

The Avenue Primary School Nature Garden, Belmont

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Map 6.57

Relevant Policy P-26



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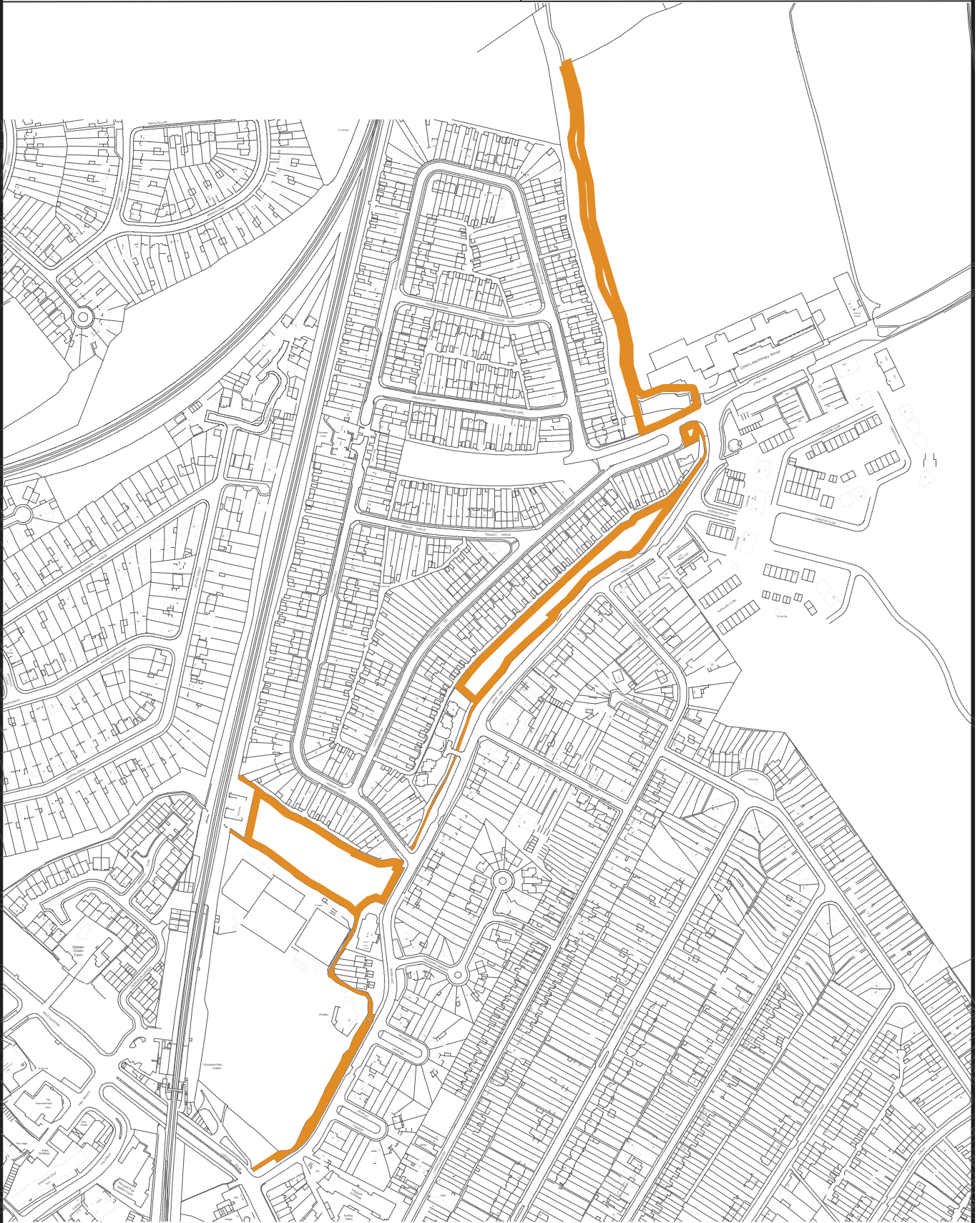


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SINC 46

London Road Edge, North Cheam

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SINC 47

Beverley Brook

Map 6.59

Relevant Policy P-26



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SINC 48

The Spinney (Nightingale Road Bird Sanctuary)

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Map 6.60

Relevant Policy P-26



London Borough of Sutton



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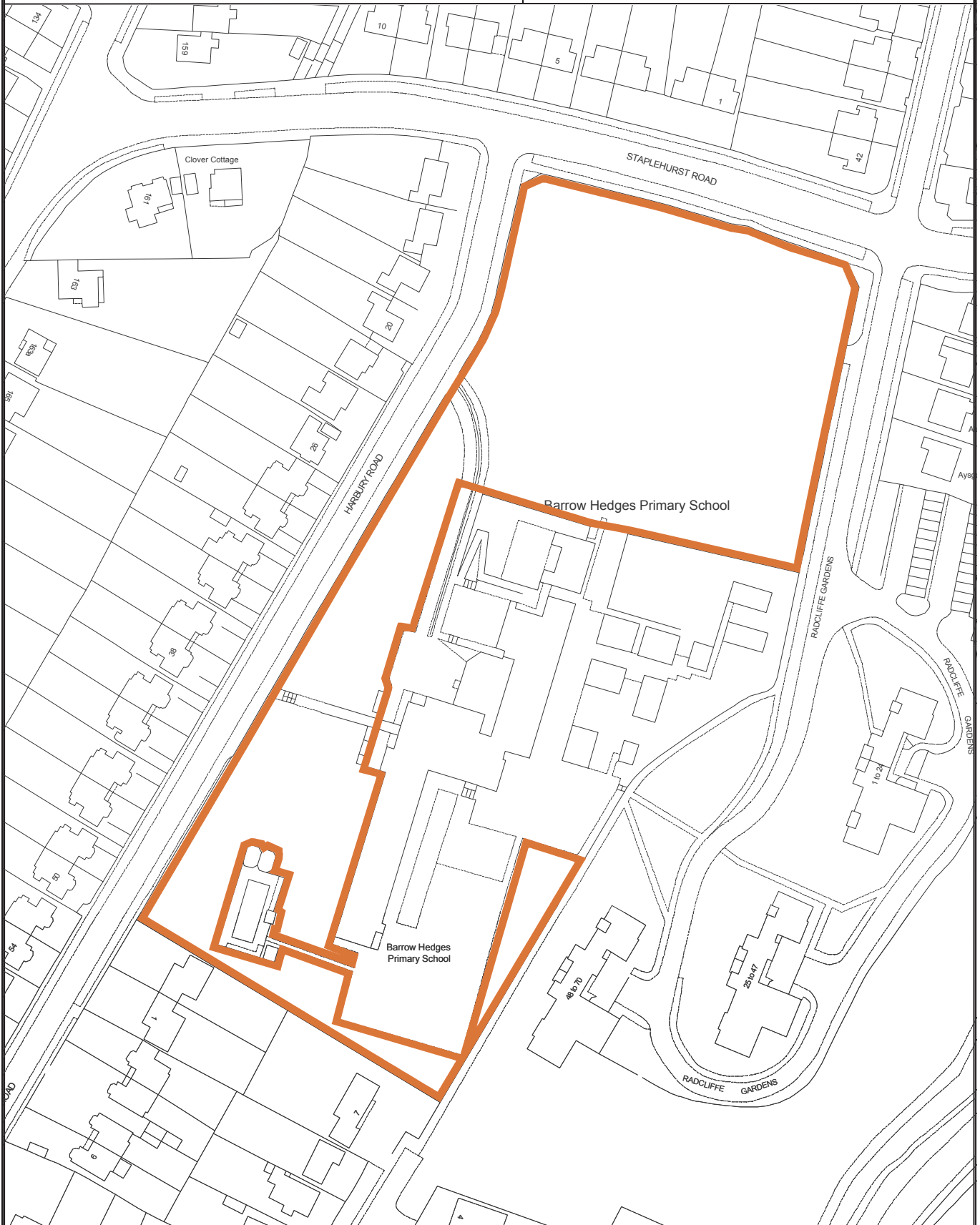


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SINC 49

Caraway Place Pond

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SINC 50

Barrow Hedges Primary School



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SINC 51

Queen Elizabeth Walk



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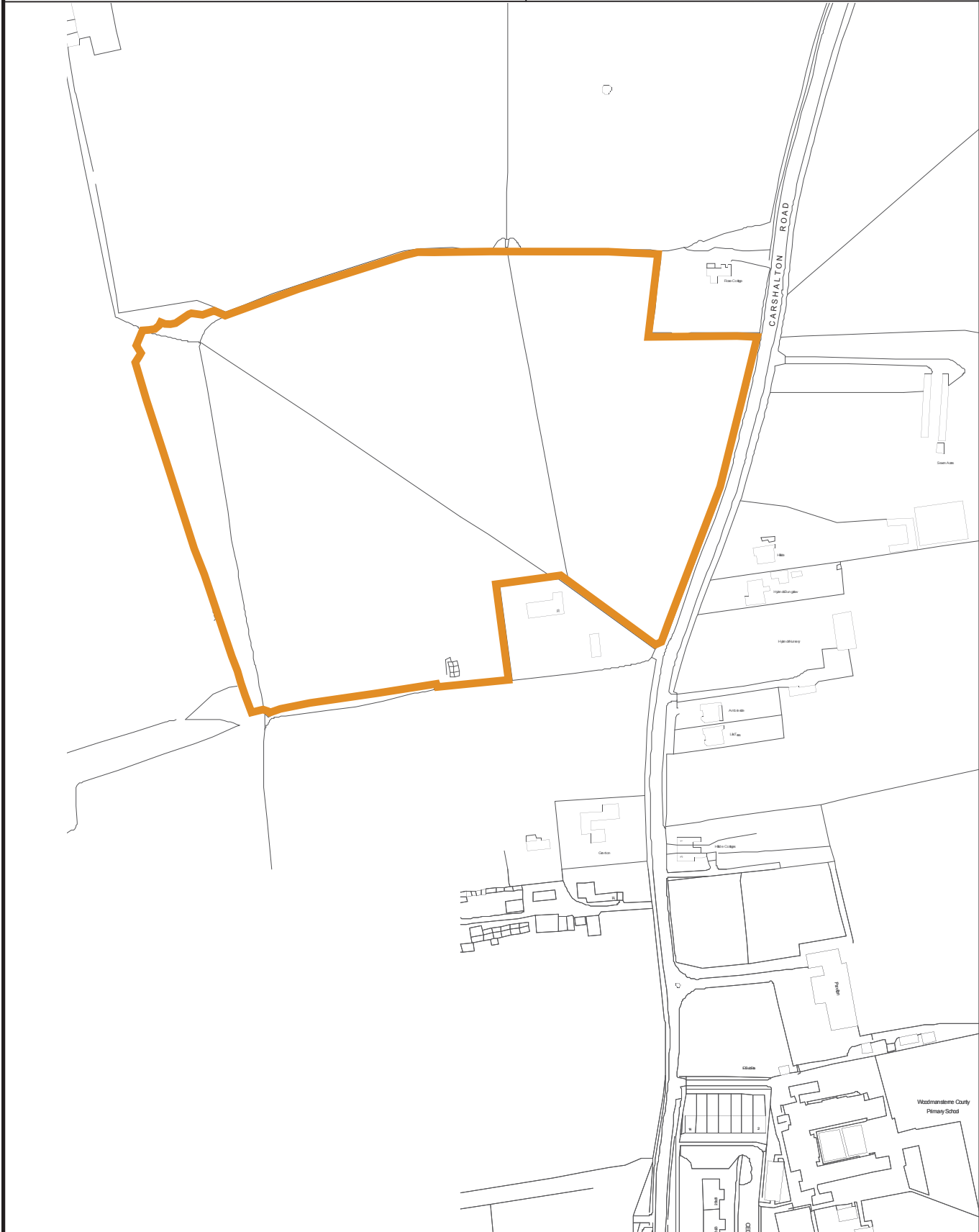
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SINC 52

St Mary's Court Wildflower Area, Bute Road, Wallington



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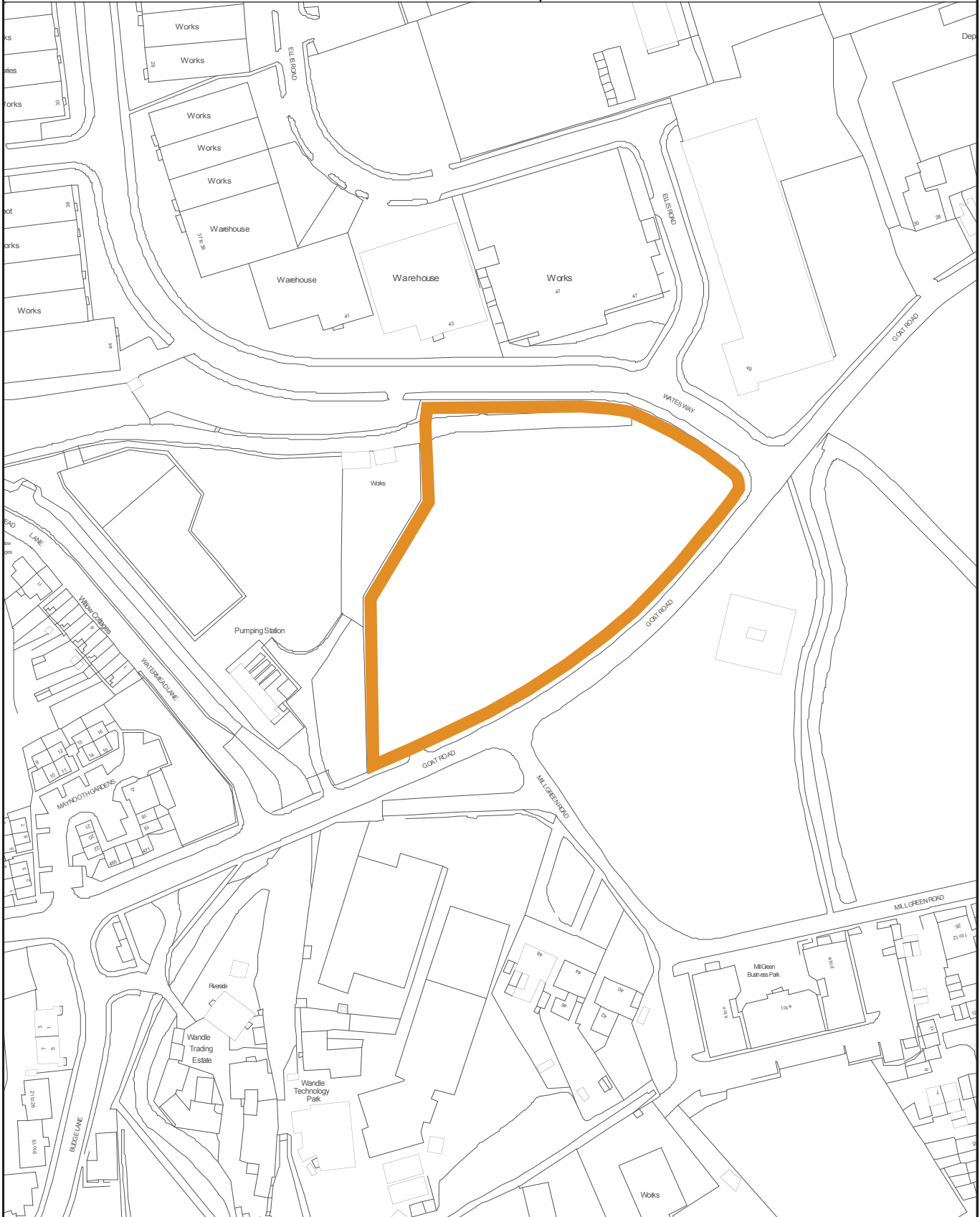
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SINC 53

Lamberts Copse

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SINC 54
 Land North of Goat Road






SCHEDULE 6.C: AREAS OF DEFICIENCY IN ACCESS TO NATURE

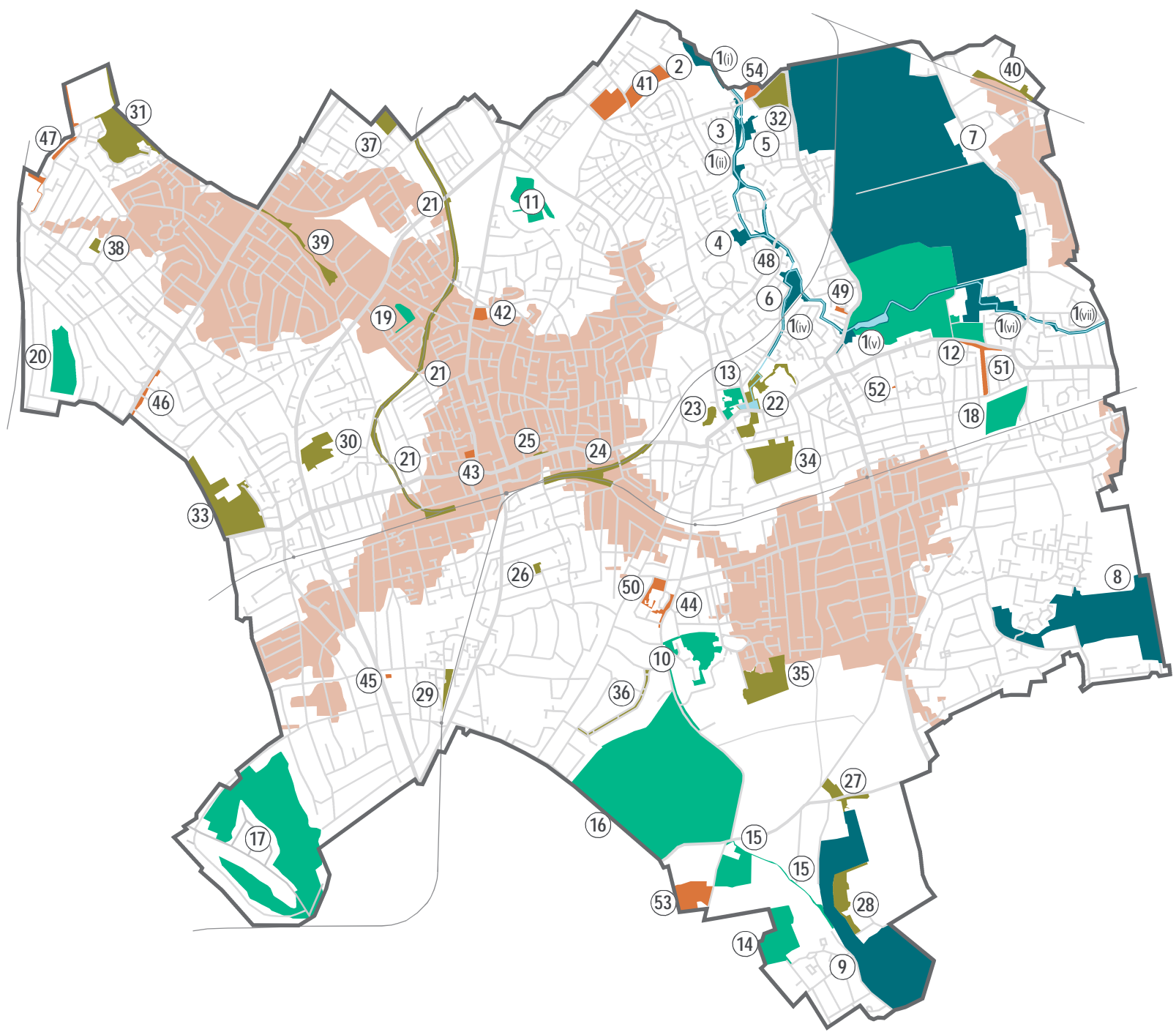
Map	Areas of Deficiency in Access to Nature	Page
6.66	Areas of Deficiency in Access to Nature	195

Map 6.66

Areas of Deficiency
in Access to Nature

Relevant Policy P-26

-  Site of Metropolitan Importance
-  Site of Borough Importance Grade 1
-  Site of Borough Importance Grade 2
-  Site of Local Importance
-  Area of Deficiency



December 2017

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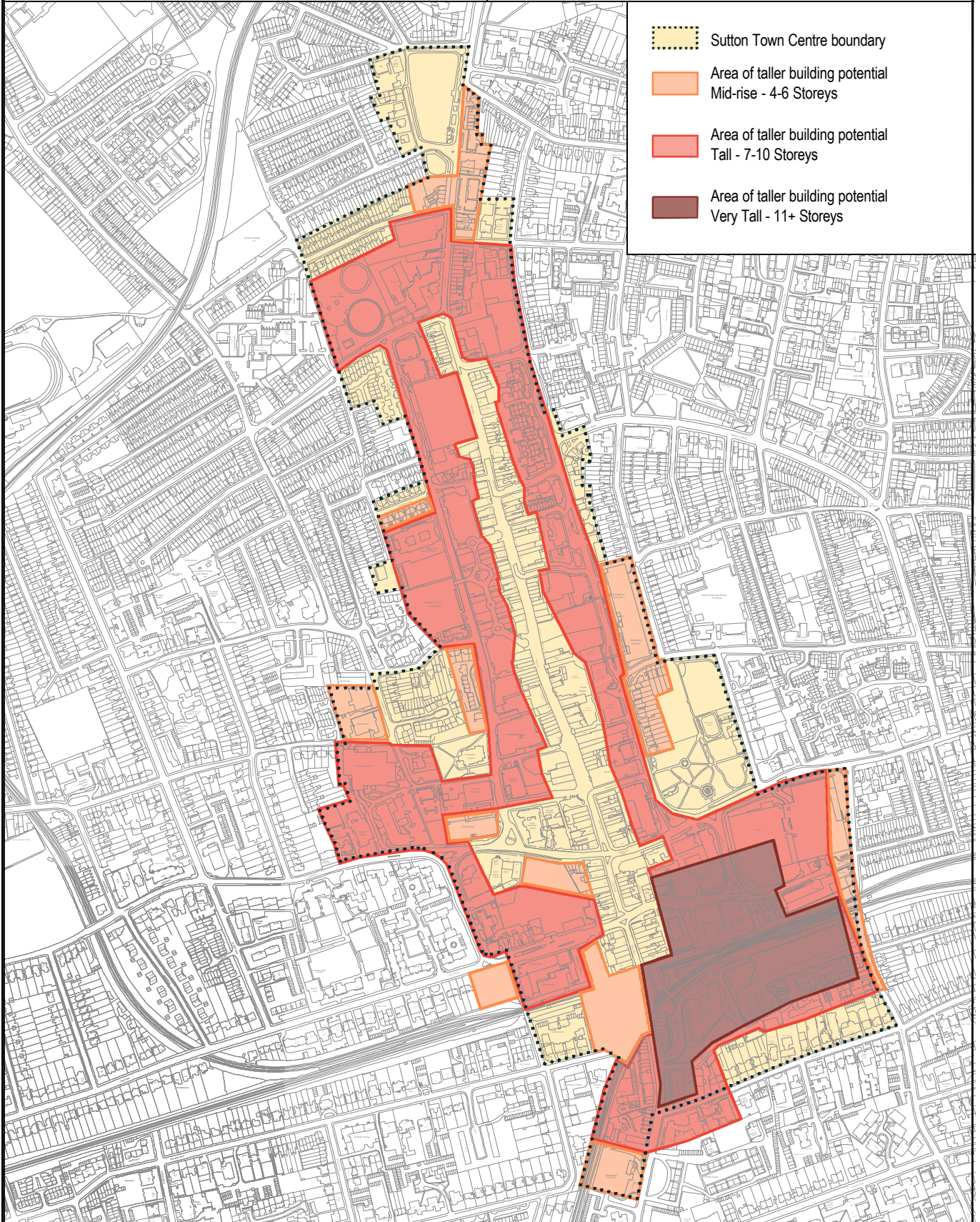
APPENDIX 7





TALLER BUILDINGS

Areas of Taller Building Potential

SCHEDULE 7.A: AREAS OF TALLER BUILDING POTENTIAL

Map	Areas of Taller Building Potential	Page
7.1	Sutton Area of Taller Building Potential 1	199
7.2	Sutton Area of Taller Building Potential 2	200
7.3	Carshalton Area of Taller Building Potential	201
7.4	Cheam Area of Taller Building Potential	202
7.5	Hackbridge Area of Taller Building Potential	203
7.6	North Cheam Area of Taller Building Potential	204
7.7	Rosehill Area of Taller Building Potential	205
7.8	Wallington Area of Taller Building Potential	206
7.9	Worcester Park Area of Taller Building Potential	207



-  Sutton Town Centre boundary
-  Area of taller building potential
Mid-rise - 4-6 Storeys
-  Area of taller building potential
Tall - 7-10 Storeys
-  Area of taller building potential
Very Tall - 11+ Storeys

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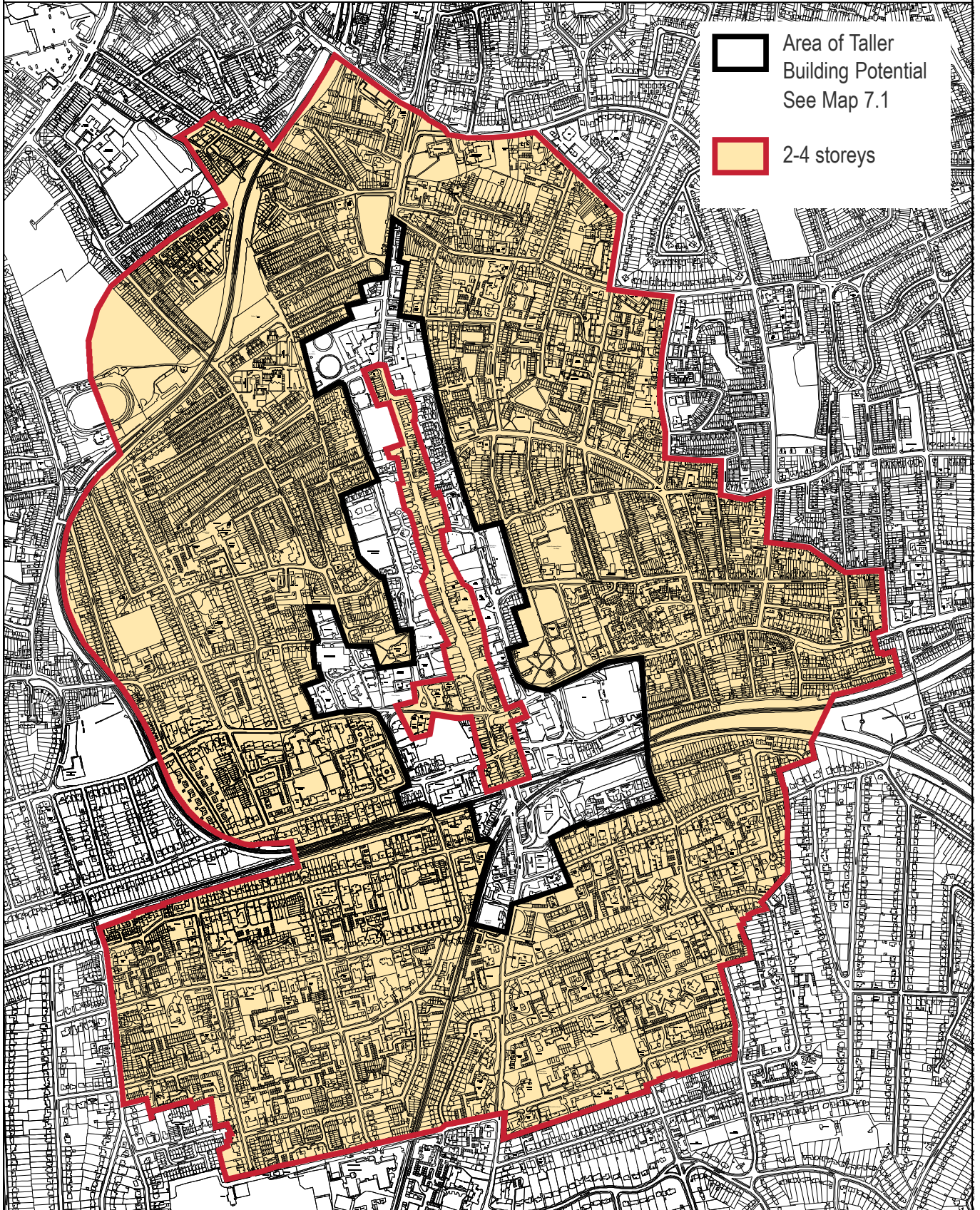
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Area of Taller Building Potential

Sutton Town Centre



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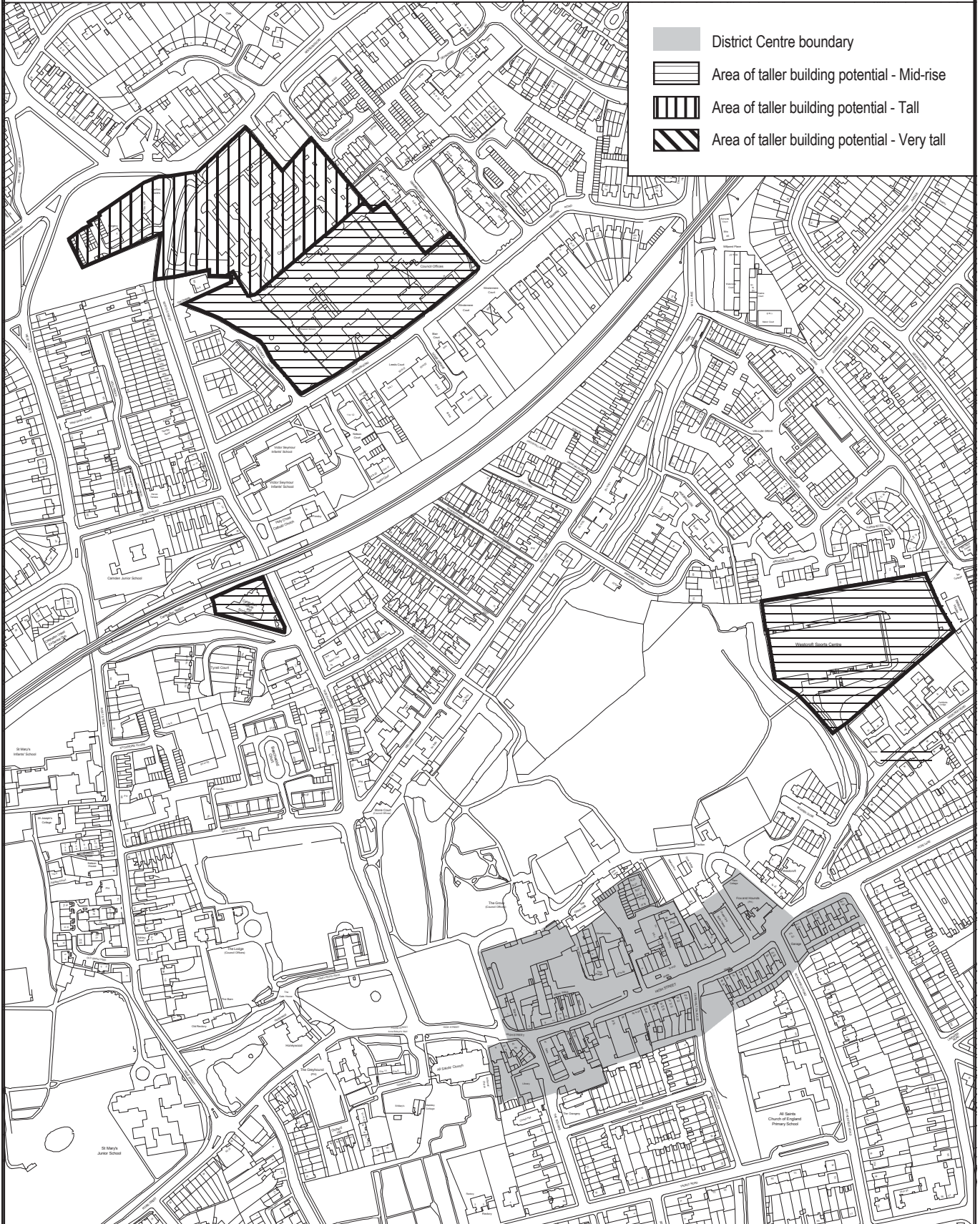
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Area of Taller Building Potential

Sutton Town Centre



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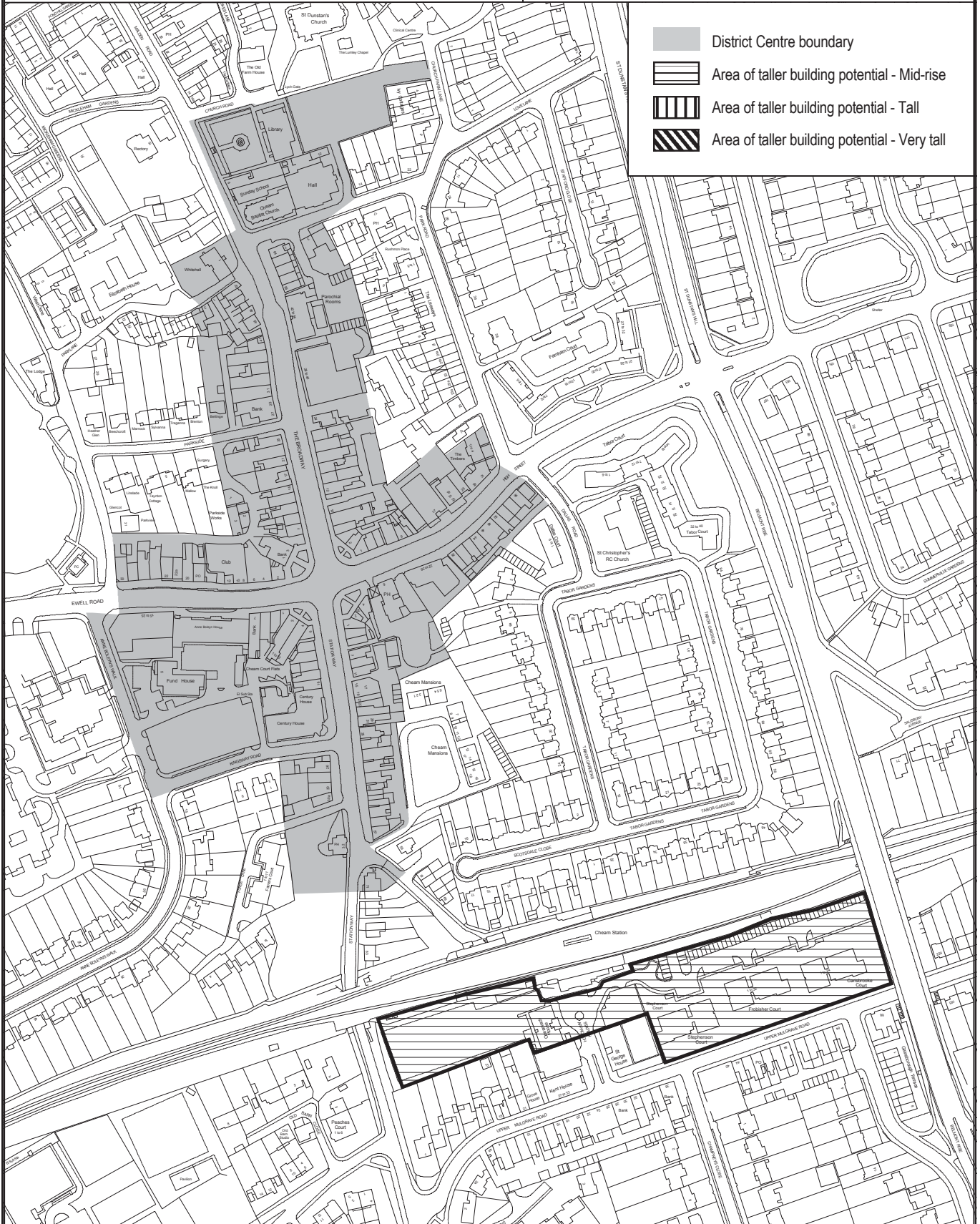
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




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Area of Taller Building Potential

Carshalton District Centre



-  District Centre boundary
-  Area of taller building potential - Mid-rise
-  Area of taller building potential - Tall
-  Area of taller building potential - Very tall

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SM5 2JG







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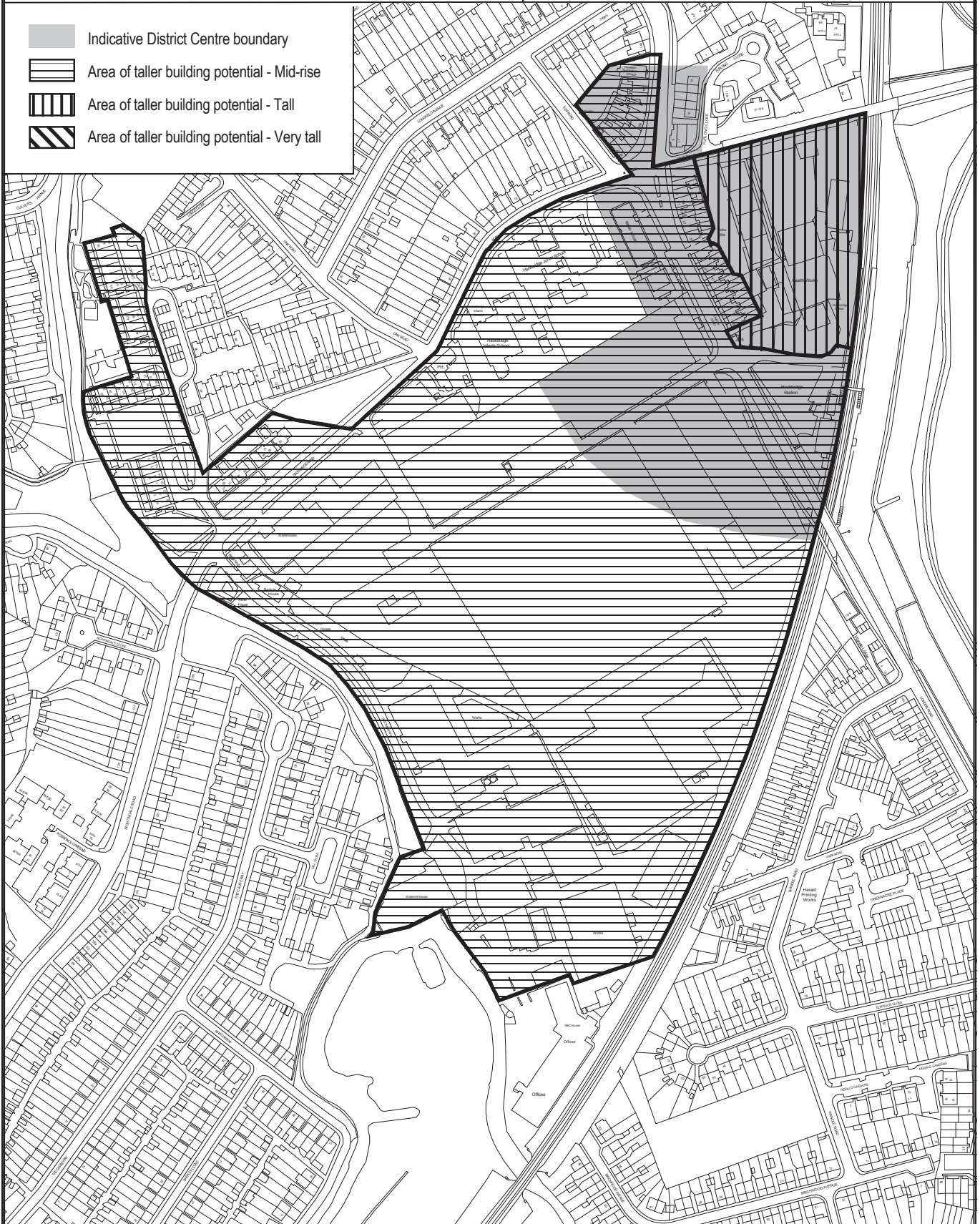


NOT TO SCALE

Area of Taller Building Potential

Cheam District Centre

-  Indicative District Centre boundary
-  Area of taller building potential - Mid-rise
-  Area of taller building potential - Tall
-  Area of taller building potential - Very tall



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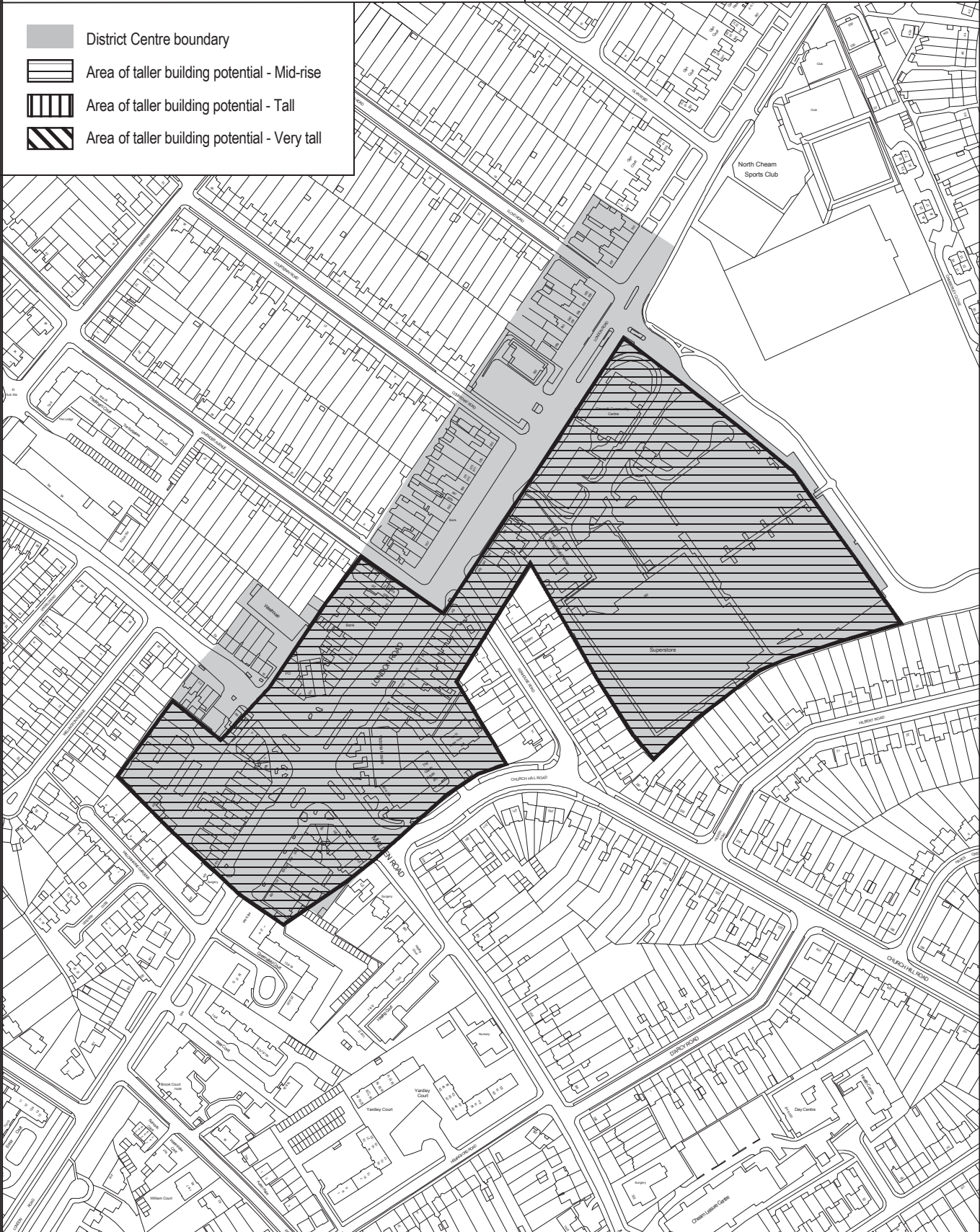
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Area of Taller Building Potential

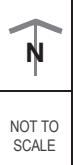
Hackbridge District Centre



London Borough of Sutton



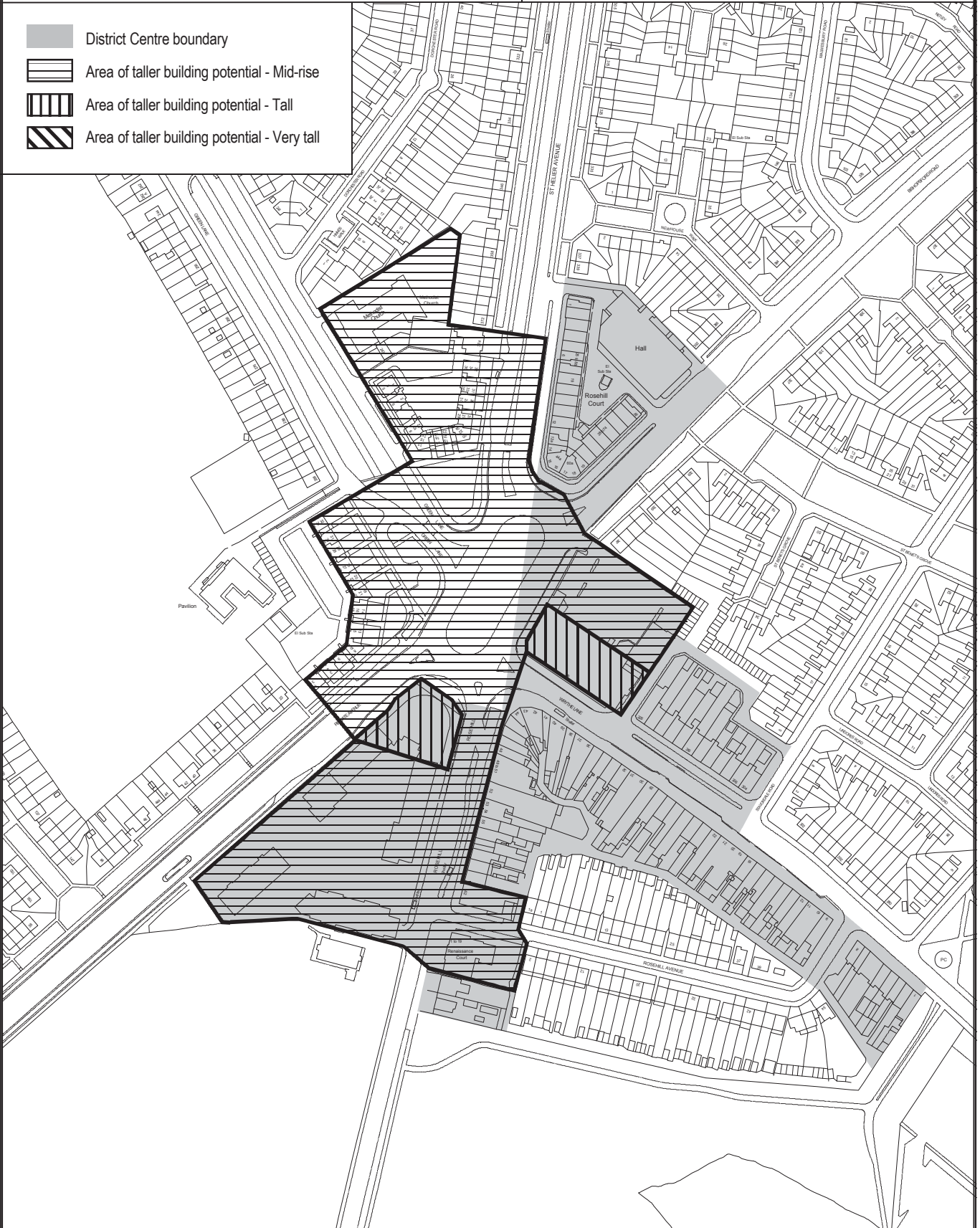
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Area of Taller Building Potential

North Cheam District Centre

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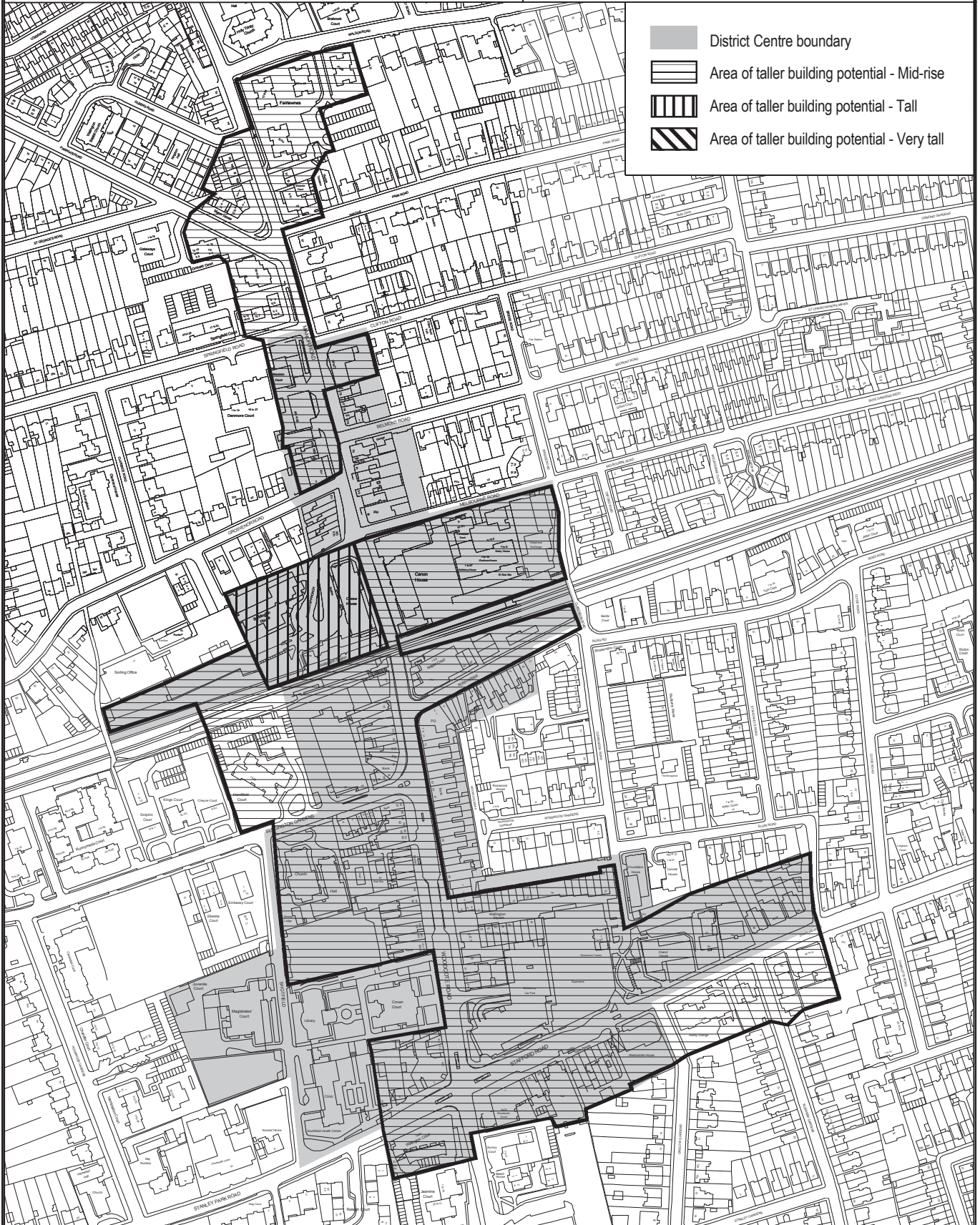
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




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Area of Taller Building Potential

Rosehill District Centre



-  District Centre boundary
-  Area of taller building potential - Mid-rise
-  Area of taller building potential - Tall
-  Area of taller building potential - Very tall

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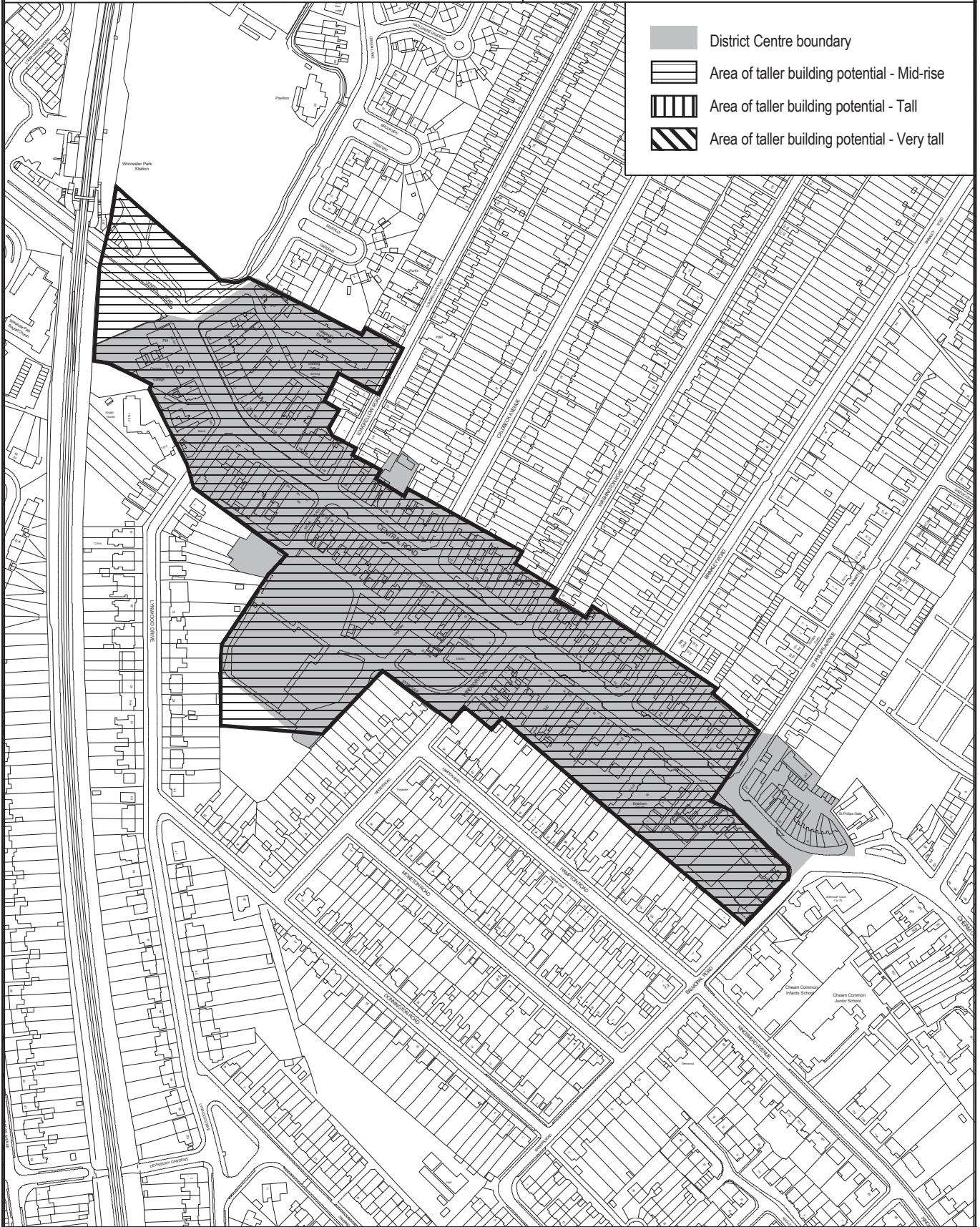
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Area of Taller Building Potential

Wallington District Centre



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Area of Taller Building Potential

Worcester Park District Centre

APPENDIX 8

HERITAGE

Listed Buildings, Locally Listed Buildings, Historic Parks and Gardens, Conservation Areas, Areas of Special Local Character and Scheduled Ancient Monuments

SCHEDULE 8.A: LISTED BUILDINGS

No	Street	Description	Grade	Map
L1	All Saints Road	All Saints Church	B	8.3
L2	Ashcombe Road (South Side)	Rear Garden Walls to Nos. 5 to 27 (odd) (Former Boundary Wall to Carshalton Park)	II	8.5
L3	Banstead Road South	Clapham Lodge, 13 Bawtree Close	II	8.2
L4	Beeches Avenue	Pillar Box outside No. 56	II	8.5
L5	Beeches Avenue	Two-storey, two-bay house built 1903-4, No 40	II	8.5
L6	Bishopford Road	Hill House	II	8.4
L7	The Brandries	Camden House	II	8.6
L8	The Brandries	Rear Garden Walls to Brandries; Cottage and former Kitchen; Garden Walls and Gate to Camden House	II	8.6
L9	Bridle Way	Barn, Woodcote Golf Club	II	8.5
L10	Bridle Way	Woodcote Grove House, Woodcote Park	II	8.5
L11	Brighton Road (East Side)	No. 139 (Sutton Lodge)	II	8.2
L12	The Broadway (West Side)	Late C15, two storeys, gabled No 17 (The Old Cottage)	II	8.2
L13	The Broadway (West Side)	Nos. 45, 47 and 49 to 57 (odd)	II	8.2
L14	Butter Hill (North East Side)	Elm Cottage (Elm Lodge)	II	8.6
L15	Carshalton Road (South East Side)	Sutton Police Station	II	8.3
L16	Cheam Common Road	Church of St Philip Church (Now demolished unsafe structure)	C	8.1
L17	Cheam Road (North Side)	Trinity Methodist Church and Hall	II	8.3
L18	Cheam Road	Sutton Baptist Church including the Church Hall and No. 21 (Sutton Baptist Church Sunday School)	II	8.3
L19	Christchurch Park	Christ Church	C	8.2
L20	Church Farm Lane	Boundary Wall and Outbuilding to former West Cheam Manor House	II	8.2
L21	Church Farm Lane	Church Farmhouse	II	8.2
L22	Church Hill	Anne Boleyn's (Bullen's) Well	II	8.5
L23	Church Hill	Madeley Cottage, St Mary's	II	8.5
L24	Church Hill	Railings to Madeley Cottage	II	8.5
L25	Church Road (East Side)	C13 and later incorporating pre C14 masonry fragments	B	8.6
L26	Church Road (East Side)	Lychgate at West Entrance to churchyard of St Mary's	II	8.6
L27	Church Road (East Side)	Churchyard Walls	II	8.6
L28	Church Road (East Side)	Lamp Standard in churchyard to south-west of Church Tower	II	8.6
L29	Church Road (East Side)	Beddington Place (whole area)	I/II	8.6
L30	Church Road (East Side)	Beddington Place (Great Hall only)	I	8.6
L31	Church Road (East Side)	Beddington Place (two end wings)	II	8.6

No	Street	Description	Grade	Map
L32	Church Road (East Side)	Gates and Wrought Iron Screen at West Entrance to Beddington Place	II	8.6
L33	Church Road (East Side)	Orangery Wall at Beddington Place	II	8.6
L34	Church Road (East Side)	Garden Walls at Beddington Place (Carew Manor Special School) to north of Orangery Walls	II	8.6
L35	Church Road	Boundary Walls to Beddington Place along east side of Churchyard and along Church Lane	II	8.6
L36	Church Road (East Side)	Pigeon House to north-west of Beddington Place	II*	8.6
L37	Church Road (East Side)	Wall to south-west of Beddington Park Cottages	II	8.6
L38	Church Road (Northern End)	East Lodge	II	8.6
L39	Church Road (South West Side)	Boundary Walls to extension of Churchyard to west of Church Road	II	8.6
L40	Church Road (South West Side)	Lychgate at entrance to West Churchyard extension	II	8.6
L41	Church Road	Church of St Dunstan	B	8.2
L42	Church Road	Remains of Old Church of St Dunstan, now known as The Lumley Chapel	II	8.2
L43	Church Road	Lychgate in the Churchyard of St Dunstan's	II	8.2
L44	Church Road	Late C16 early C17 two-storey house, The Old Farm House, Nos 1 and 2	II	8.2
L45	Croydon Lane	Grotto and Flanking Walls at The Oaks	II	8.5
L46	Croydon Lane	Former Stables, Billiard Room and Coach House Wings on South and East Sides of the Stable Yard at The Oaks	II	8.5
L47	Ewell Road (North Side)	Stone Cross and Drinking Fountain	II	8.2
L48	Ewell Road (South Side)	Nos. 1 to 4 (consec) Park Cottages	II	8.2
L49	Festival Walk	The Old Rectory	II	8.5
L50	Guy Road	Brandies Cottage	II	8.6
L51	Bishopsford Road	Mecca Bingo Hall	II	8.4
L52	Hackbridge Green	Nos. 9 to 15 (odd) Nos. 19 to 25 (odd)	II	8.4
L53	Hackbridge Road	The Old Red Lion Inn	II	8.4
L54	High Street (North Side)	Road Bridge (Retaining walls of embankments of the pond to the west of North Street and its railings)	II	8.5
L55	High Street (North Side)	South East Culvert and South and East retaining walls of the pond to the east of North Street	II	8.5
L56	High Street (North Side)	The Leoni Bridge (North retaining wall of the pond to the east of North Street)	II	8.5
L57	High Street (North Side)	No. 1	II	8.5
L58	High Street (North Side)	Gates adjoining No. 1 at south west entrance to The Grove	II	8.5

No	Street	Description	Grade	Map
L59	High Street (North Side)	Nos. 5 and 7	II	8.5
L60	High Street (South Side)	Church of All Saints	B	8.5
L61	High Street (South Side)	North Churchyard Wall including former Fire Engine House at west end	II	8.5
L62	High Street (South Side)	East and West Churchyard Walls	II	8.5
L63	High Street (South Side)	No. 4	II	8.5
L64	High Street (South Side)	No. 6	II	8.5
L65	High Street (South Side)	Wall rear of No. 6 connecting Nos. 4 and 6	II	8.5
L66	High Street (South Side)	Nos. 16 to 20 (even)	II	8.5
L67	High Street (East Side)	Nos. 26 and 28	II	8.3
L68	Northey Avenue	Church of St Andrew	II	8.2
L69	High Street (West Side)	Walls set against party wall of Nos 101-103	II	8.3
L70	Honeywood Walk	Honeywood Lodge	II	8.5
L71	Honeywood Walk	South Boundary Wall to Honeywood Lodge and Gateways	II	8.5
L72	Honeywood Walk	Culvert in front of Honeywood Lodge	II	8.5
L73	Honeywood Walk	The Gate House	II	8.5
L74	Honeywood Walk	Wall to east of the Gate House	II	8.5
L75	London Road	Former Lord Nelson Inn (now part of Nurses Home at St Anthony's Hospital)	II	8.1
L76	London Road (East Side)	Wallington Bridge	II	8.6
L77	London Road (West Side)	No. 258	II	8.6
L78	London Road (West Side)	No. 282	II	8.6
L79	London Road (West Side)	No. 284 (Wandle Bank)	II	8.6
L80	London Road (West Side)	Culvert at South West end of Ornamental Pond at corner of Butter Hill and London Road	II	8.6
L81	Malden Road (South West Side)	No. 1 (Whitehall)	II*	8.2
L82	Malden Road (South West Side)	No. 3 (Nonsuch Cottage)	II*	8.2
L83	Malden Road (South West Side)	North Boundary Wall to No. 1 (Whitehall) and No. 3 (Nonsuch Cottage)	II*	8.2
L84	Malden Road (South West Side)	Nos. 5 to 9 (odd)	II	8.2
L85	Malden Road (South West Side)	Underground Room to rear of No. 5	II	8.2
L86	Malden Road (South West Side)	No. 15 (The Rectory)	II	8.2
L87	Manor Road (North East Side)	Church of the Holy Trinity	C	8.6
L88	Manor Road (South West Side)	Duke's Head Public House	II	8.6
L89	Manor Road (South West Side)	Nos. 8 and 10, No. 12 (Dolphin Cottage), No. 14, No. 16 (St James Cottage) Garden Walls and Peirs to Nos. 8 to 16 (even)	II	8.6

No	Street	Description	Grade	Map
L90	Manor Road (South West Side)	No. 32	II	8.6
L91	Manor Road (South West Road)	No. 36	II	8.6
L92	Manor Road (South West Road)	Nos. 38 and 40, No. 40A	II	8.6
L93	Middleton Road	Riverside	II	8.4
L94	Mill Green Road	No. 40, No. 44, No. 48, Nos. 42 and 46	II	8.4
L95	Mill Lane (South East Side)	Water Wheel in the grounds of The Grove	II	8.5
L96	Milton Road	Church of St Michael	C	8.6
L97	Nightingale Road	Nos. 1 and 3	II	8.4
L98	North Street (West Side)	No. 21 (North Lodge)	II	8.5
L99	Onslow Avenue	Front Garden Walls to Nos. 3 and 5 (Craig House), No. 7 (Trewarren), No. 9 (High Trees), No. 11 (Merrow), No. 13 (Lynwood), Nos. 15 and 17 (Wood Lodge), Green Gap, Driftwood, Wychwood, South Garden Wall to Wychwood	II	8.2
L100	Orchard Hill	Nos. 1A and 2A	II	8.5
L101	Orchard Hill	No. 5A	II	8.5
L102	Park Hill (West Side)	No. 19	II	8.5
L103	Park Hill (West Side)	Nos. 25 and 27	II	8.5
L104	Park Lane (South Side)	No. 3	II	8.2
L105	Park Lane (South Side)	No. 5	II	8.2
L106	Park Lane (South Side)	No. 7 (Anne's Cottage), No. 9 (Oak Cottage), No. 11 (Little Haven)	II	8.2
L107	Park Lane (South Side)	Nos. 13 and 15	II	8.2
L108	Park Lane (South Side)	Nos. 17 and 19	II	8.2
L109	Park Lane (South Side)	Nos. 21 to 25 (odd)	II	8.2
L110	Park Lane (West Side)	Lodge to Cheam Park	II	8.2
L111	Park Road (South Side)	Nos. 3 and 5	II	8.2
L112	Park Road (South Side)	No. 17 (Old Red Lion Inn)	II	8.2
L113	Park Road (East Side)	No. 38 (Cheam Cottage)	II	8.2
L114	Park Road (East Side)	South Garden Wall to No. 38 (Cheam Cottage)	II	8.2
L115	Plough Lane	Nos. 57 and 59, Nos. 61 and 61A (formerly listed as No. 61)	II	8.6
L116	Pound Street (South Side)	The Greyhound Inn	II	8.5
L117	Pound Street (South East Side)	Part of No. 37	II	8.5
L118	Pound Street (North West Side)	Ruskin Stone at the junction of West Street and Pound Street	II	8.5
L119	Pound Street (North West Side)	C19 cast iron pump, Pump and Trough	II	8.5
L120	Pound Street (North West Side)	Boundary Walls to Carshalton House along Pound Street and Shorts Road	II	8.5
L121	Pound Street (North West Side)	Gate Piers and Gates at Carshalton House	II	8.5

No	Street	Description	Grade	Map
L122	Pound Street (North West Side)	Chapel at St Philomena's Convent	II	8.5
L123	Pound Street (North West Side)	Carshalton House 1691-1713	II*	8.5
L124	Pound Street (North West Side)	Hermitage or Grotto at Carshalton House	II*	8.5
L125	Pound Street (North West Side)	Water Pavilion at Carshalton House	II*	8.5
L126	Queen Marys Avenue	Church of the Good Shepherd at Carshalton on the Hill	II	8.5
L127	Ruskin Road	Grotto in Carshalton Park	II	8.5
L128	St Barnabas Road	Church of St Barnabas	C	8.3
L129	St Nicholas Road (Way)	Church of St Nicholas	II*	8.3
L130	St Nicholas Road (Way)	Gibson Mausoleum in St Nicholas' Churchyard	II	8.3
L131	Pound Street	Carshalton House (St Philomena's School)	II	8.5
L132	Springclose Lane	Church Farmhouse (Nurses' Home)	II	8.2
L133	The Square (East Side)	No. 6	II	8.5
L134	The Square (The Orangery) (East Side)	Two-storey building early to mid C18, Premise of South East Electricity	II	8.5
L135	The Square (West Side)	Carshalton Public Library	II	8.5
L136	Strawberry Lane	Strawberry Lane Baptist Church	II	8.4
L137	Warren Avenue (North Side)	Wall on North Side of Warren Avenue	II	8.2
L138	Warren Avenue (South Side)	North West Garden Wall to Devonshire Avenue	II	8.2
L139	West Street (West Side)	Boundary Wall to Carshalton House	II	8.5
L140	West Street (West Side)	No. 3	II	8.5
L141	West Street (West Side)	Nos. 7 to 11 (odd)	II	8.5
L142	West Street (West Side)	No. 15	II	8.5
L143	West Street (West Side)	Nelson House	II	8.5
L144	West Street (East Side)	No. 2	II	8.5
L145	West Street (East Side)	No. 4	II	8.5
L146	West Street (East Side)	Nos. 6 and 8	II	8.5
L147	West Street (East Side)	Nos. 10A and 10	II	8.5
L148	West Street (East Side)	No. 12	II	8.5
L149	West Street (East Side)	Nos. 20 to 24 (even)	II	8.5
L150	West Street (East Side)	No. 42	II	8.5
L151	West Street (East Side)	No. 70	II	8.5
L152	West Street (East Side)	No. 72 to 78 (even)	II	8.5
L153	West Street (East Side)	No. 80 (The Rose Cottage)	II	8.5
L154	West Street Lane (North Side)	No. 25	II	8.5
L155	West Street Lane (South Side)	Part of northern boundary wall of The Lodge, to the East of No. 16	II	8.5
L156	Westcroft Road (North West Side)	No. 37 (Parkfields)	II	8.6

No	Street	Description	Grade	Map
L157	Westcroft Road (North West Side)	Piers, Wall and Railings to the original Parkfields	II	8.6
L158	Westcroft Road (North West Side)	South West Boundary Wall of No. 33	II	8.6
L159	Westcroft Road (North West Side)	Westcroft Farm Cottage, Westcroft Cottage	II	8.6
L160	Westcroft Road (North West Side)	Westcroft	II	8.6
L161	Westcroft Road (South East Side)	Pier incorporating Boundary Stone and Wall to rear	II	8.6
L162	Westcroft Road (South East Side)	No. 38 (Bramblehaw End)	II	8.6
L163	Westcroft Road (South East Side)	No. 40 (Bramblehaw Cottage)	II	8.6
L164	Wilbury Avenue	Garden walls in front of Nos. 2 to 16 (even) and rear garden walls to No. 18	II	8.2
L165	Woodcote Avenue	Woodcote Hall	II	8.6
L166	Woodcote Road	The Gas Showrooms "The Gasienda", No 120	II	8.6
L167	Woodcote Road	Wallington Town Hall	II	8.6
L168	Woodstock Road	South Garden Wall to No. 32	II	8.5
L169	Wrights Row	Nos. 3 to 9 (odd)	II	8.6
L170	Wrythe Green Road	Nos. 1 and 2	II	8.4
L171	Wrythe Green Road (North West Side)	Bedford Cottage, Woodcote House	II	8.4
L172	Wrythe Green Road (North West Side)	Littlecot, Ferncot	II	8.4
L173	Station Road/Queen's Road	Belmont War Memorial	II	8.2
L174	All Saints Church, All Saints Road	Benhilton War Memorial	II	8.3
L175	Wallington Green	Beddington and Wallington War Memorial	II	8.6
L176	Honeywood Walk	Carshalton War Memorial	II	8.5
L177	Cheam Library, Malden Road	Cheam War Memorial	II	8.2
L178	Manor Park	Sutton War Memorial	II	8.3
L179	Worcester Park Cemetery	Worcester Park War Memorial	II	8.1
L180	Church Road	The Tomb of Fleetwood Dormer d. 1736 in Churchyard of Church of St. Dunstans	II	8.2
L181	Church Road	The Tomb of William Farmer c1815 in Churchyard of Church of St. Dunstans	II	8.2
L182	Church Road	The Tomb of Christian and Henry Neale d. 1675 and Eliza Dutton d. 1687 in Churchyard of Church of St. Dunstans	II	8.2

SCHEDULE 8.B: LOCALLY LISTED BUILDINGS

No	Description	Listing Criteria	Map
LL1	Thomas Wall Garage, Angel Hill	(i)	8.3
LL2	The Old School House, Avenue Road	(v)	8.2
LL3	Canon Bridges Bridge, Beddington Park	(iv)	8.6
LL4	Stone and Flint Bridge, Beddington Park	(iv)	8.6
LL5	Sutton Adult Education Centre, Benhill Avenue	(i)	8.3
LL6	Mount Pleasant Cottages, Bridges Lane	(i)(iv)	8.6
LL7	The Wandle Flour Mill, Bridle Path	(i)(v)	8.6
LL8	The Chilterns, Brighton Road	(v)	8.2
LL9	Stowford (Eagle House School), 95 Brighton Road	(i)(iii)(v)	8.2
LL10	185 Carshalton Road	(i)(v)	8.5
LL11	St Christopher's Catholic Church, Dallas Road	(i)(iii)	8.2
LL12	St Alban's Church, Gander Green Lane	(iii)(v)	8.3
LL13	Bridge and Rockery Smee's Garden, Grange Park	(i)(iii)(v)	8.6
LL14	The Red House, 86 Grange Road	(i)(ii)	8.2
LL15	The Grove, Grove Park	(iv)	8.5
LL16	The Nest, Grove Park	(iv)	8.5
LL17	Barclays Bank, 43 High Street, Sutton	(v)	8.3
LL18	The Parochial Rooms, Malden Road	(i)(iii)(v)	8.2
LL19	Ansells Snuff Mill, Mill Lane	(i)(iii)	8.5
LL20	Carshalton Railway Station, North Street	(i)	8.5
LL21	Parish Boundary Stone, Brighton Road, Belmont	(iii)	8.2
LL22	Well Cottage, 41 Plough Lane	(i)	8.6
LL23	Dell Cottages, 37-38 Rectory Lane	(i)	8.6
LL24	Alexandra Villa, "The Bottle House", William Road	(iii)(v)	8.3
LL25	Russetings, Worcester Road	(i)(iii)(v)	8.2
LL26	Collingwood School, 3 Springfield Road	(i)	8.6
LL27	Prince Regent PH, 344-346 High Street, Sutton	(i) (ii) (iv) (v) (vi)	8.3
LL28	Mock Tudor Designed Buildings, The Broadway	(i)(ii)(vi)	8.2
LL29	The Mill House, Bridges Lane	(i)(iii)(vi)	8.6
LL30	Mill Lane School	(i)(iii)	8.5
LL31	Wall, 36A-38 North Street	(i)(ii)(v)	8.5
LL32	Wall, opposite 1-5 Westcroft Road	(i)(ii)	8.6
LL33	Wallington Police Station	(i)(iii)	8.6
LL34	Nos. 1-5 and 2-12 Cornwall Road, Cheam	(ii)(vi)	8.2/8.3
LL35	St John's Church, Belmont	(i)(ii)(iii)	8.2
LL36	Nos. 75, 77 & 90 The Gallop, 81 Chiltern Road and Church with adjacent buildings, South Sutton	(ii)(vi). Also (iii) for the Church	8.2
LL37	Beddington Village Hall	(iii)(v)	8.6
LL38	16-26 Cotswold Road, Sutton	(ii)(vi)	8.2
LL39	241-243 Brighton Road	(i)	8.2
LL40	4-6 Richmond Road, Beddington	(i) (ii) (iv) (v) (vi)	8.6
LL41	Victorian Wall Letter Box, Cotswold Road, Belmont	(i)	8.2
LL42	No. 35 Chiltern Road, Sutton	(ii)	8.2
LL43	Nos. 84 and 86 (Millets and Game), High Street, Sutton	(ii). Relates to upper floors only	8.3

No	Description	Listing Criteria	Map
LL44	The building currently occupied by Coral Bookmakers, corner of Sutton High Street and Grove Road	(ii)(iv)(v)	8.3
LL45	The building known as "Lavender Corner", North Cheam Crossroads	(i)(ii)(v)	8.1
LL46	Nos. 30, 32, 34, 36, 38, 40 and 42 Carshalton Park Road, Carshalton	(vi)	8.5
LL47	Nos. 16-22 Park Hill, Carshalton A group of early C20 Dutch Gable-fronted buildings	(ii)(vi)	8.5
LL48	Nos 24-42 Park Hill, Carshalton. An interesting run of early C20 houses of different designs	(ii)(vi)	8.5
LL49	11 and 13 Cotswold Road	(i)(ii)	8.2
LL50	99-101 Downs Road	(i)	8.2
LL51	Caldbeck Parade, 98-112 and 114-120 Central Road, Worcester Park	(v)(vi)	8.1
LL52	Bell Tower, Beddington Infants School, Bond Gardens, Wallington	(iii)	8.6
LL53	Stable Block, Cheam Park	(i)(ii)(iv)	8.2
LL54	The Walled Garden, Cheam Park House, Cheam	(i)(iii)	8.2
LL55	The Coach House, at rear of 78 Bute Road, Wallington (36, to rear of 38 Maldon Road)	(i)(ii)	8.6
LL56	31-43 Clifton Road, Wallington	(v)(vi)	8.6
LL57	Seymour House, Charter House and Bridge House, Mulgrave Road and Bridge Road.	(i)(ii)(v)(vi)	8.3
LL58	Ouvery Goodman, 8 Cheam Road	(ii)	8.3
LL59	Carshalton War Memorial Hospital	(i)(iii)	8.5
LL60	Methodist Church, Ruskin Road, and Ruskin Hall	(ii)(iii)	8.5
LL61	The Masonic Lodge, Grove Road	(ii)(v)	8.3
LL62	The Plough Public House, Croydon Road, Beddington	(i)	8.6
LL63	1-5 The Green, Sutton	(v)(vi). Also (ii) for No. 1	8.3
LL64	The Grapes Public House, High Street	(ii)(v)	8.3
LL65	161 High Street, Sutton (currently Foot Locker)	(ii)(v)	8.3
LL66	Manor Park Lodge and Store, Manor Park Road	(i)(iv)	8.3
LL67	Grand Parade, 152-164 High Street, Sutton	(v)(vi)	8.3
LL68	Iron railings outside old water treatment works, Carshalton Road, the gate pillars and the Victorian Wall Post Box	(i)(iii)(iv)(v)	8.3
LL69	Original shopfront, 120 Carshalton Road	(ii)	8.3
LL70	2-8 High Street, Sutton	(v)(vi)	8.3
LL71	Hillview, 20 Aultone Way	(ii)(v)	8.3
LL72	1-26 Highland Cottages, Bute Road, Wallington	(i)	8.6
LL73	The Winning Post Public House, 265 High Street, Sutton	(i)(ii)	8.3
LL74	The Lodge, Sandhills	(ii)(v)	8.6
LL75	Cromer Mansions, Cheam Road, Sutton (renumbered)	(i) (ii)	8.3
LL76	2-8 Bourne Way	(i)	8.3
LL77	Thornleigh, Brockridge, Needwood and Barton, Ewell Road	(ii)(v)(vi)	8.2
LL78	Nonsuch Place, Nos. 1-6 Ewell Road	(ii)(v)(vi)	8.2
LL79	78 Stafford Road, Wallington	(ii). Shopfront only	8.6

No	Description	Listing Criteria	Map
LL80	12-20 Maldon Road, Wallington	(i)(ii)(iv)(v)(vi)	8.6
LL81	440-444 Gander Green Lane	(ii)	8.1
LL82	57-59 St James Road	(ii)	8.3
LL83	The Cock Sign, High Street, Sutton	(i)(iii)(iv)(v)	8.3
LL84	Poplar Place, 119-121 Cheam Common Road	(i)	8.1
LL85	435 London Road, North Cheam	(i)	8.1
LL86	20-28 Warren Avenue	(ii)(vi)	8.2
LL87	Miles Hall, St Andrew's Church, Northey Avenue	(ii)	8.2
LL88	The Old Forge, 83 Station Way, Cheam	(i)(ii)	8.2
LL89	The Railway Inn, Station Way, Cheam	(i)(ii)	8.2
LL90	The Highfield Lawn Tennis Pavilion, on the corner of The Ridgeway and Mayfield Road	(i)	8.2
LL91	Culvers Lodge, 110 London Road, Hackbridge	(i)(iii)	8.4
LL92	Milestone, Rose Hill	(i)	8.3
LL93	Drinking Fountain, Wrythe Lane, Wrythe Green	(i)	8.4
LL94	Sutton Arcade, Throwley Way, Sutton	(i)	8.3
LL95	Mayfield House and Oak House, Damson Way, Carshalton	(i)	8.5
LL96	Shopfront, John King Flower Shop, 118 Manor Road, Wallington	(i)	8.6
LL97	The Lodge, Festival Walk, Carshalton	(i)(iv)	8.5
LL98	Stone Court, Grove Park, Carshalton	(i)	8.5
LL99	Wells Court and Fizhalan Court, Carshalton	(i)(iv)	8.2
LL100	The Sun Public House, North Street, Carshalton	(v)	8.5
LL101	12-18 Station Road, Belmont	(i)(v)(vi)	8.2
LL102	1-8b Westmead Corner, Westmead Road, Carshalton	(v)(vi)	8.5
LL103	Post Box, Lodge Place, Sutton	(i)(iii)	8.3
LL104	Sewer Vent Pipes: 1. Banstead Road/Park Hill 2. Boundary Road 3. Boundary Road Railway bridge 4. Carshalton Beeches 5. Carshalton Road 6. Cator Road 7. Clarendon Road 8. Denmark Road 9. Fairview Road 10. Glebe Road 11. Hawthorn Road 12. Hillcroome Road 13. Laburnum Avenue 14. Lavender Road 15. Mill Lane 16. Palmerston Road 17. Queen Mary's Avenue 18. Rotherfield Road 19. Smitham Bottom Lane 20. St. Andrew's Road 21. St. James	(v)	Not Mapped

No	Description	Listing Criteria	Map
	22. Stanley Road (i) 23. Stanley Road (ii) 24. Stanley Square 25. Wallace Crescent 26. Weihurst Gardens 27. Westmead Road/Meadow Road 28. Westcroft Road 29. Whitby Road/Duke of Edinburgh Road 30. Wrythe Green		

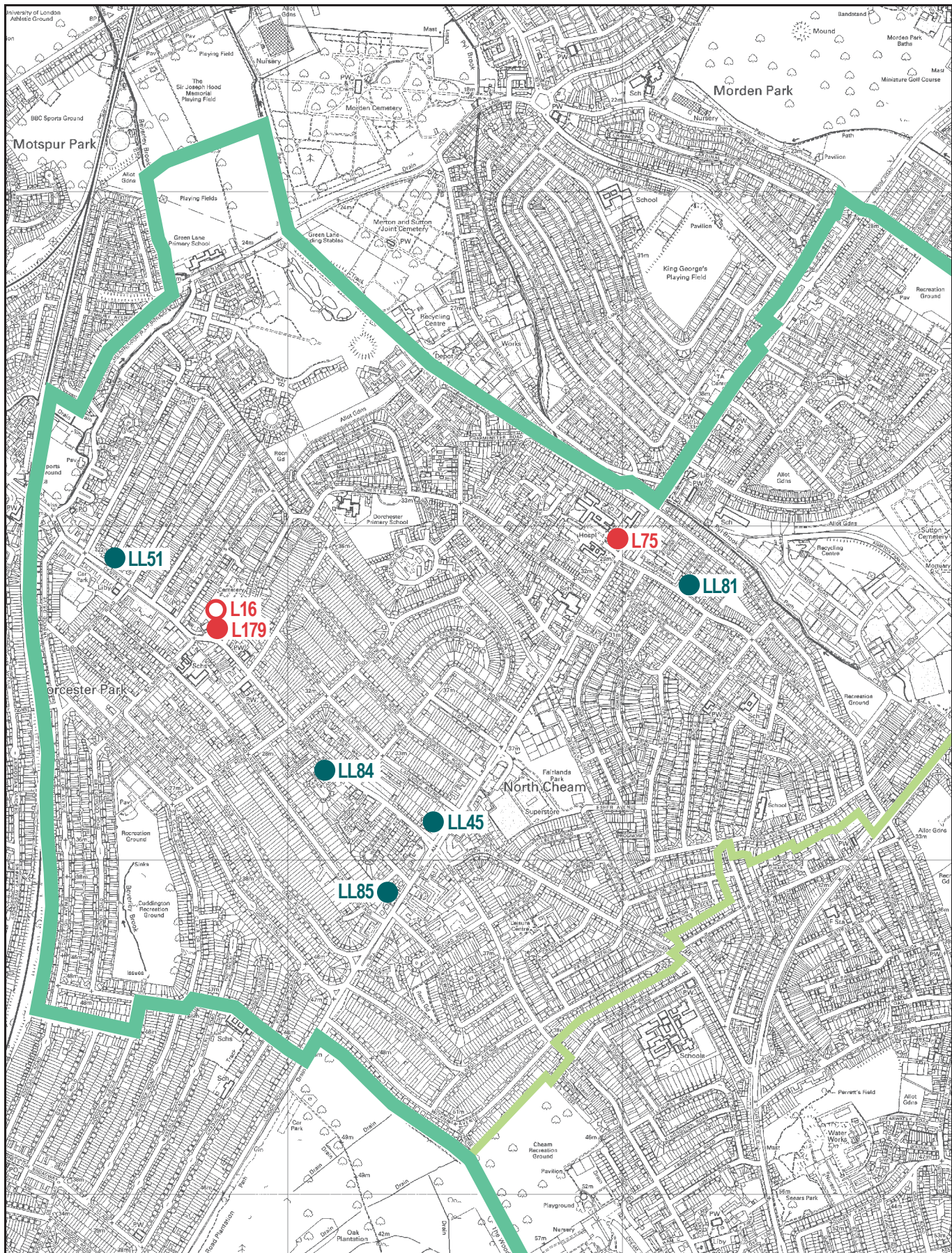
Notes

Criteria – 2007 Review

- (i) Historical interest by local, economic or social significance, well-known historical events, people or designers
- (ii) Architectural interest or a good example of local construction techniques, materials or design
- (iii) Local community interest
- (iv) Important to the setting of nearby buildings and open spaces
- (v) Important in relation to the townscape view
- (vi) Group value

SCHEDULE 8.C: Maps of Listed and Locally Listed Buildings

Map	Listed and Locally Listed Buildings	Page
8.1	Listed and Locally Listed Buildings Map - Cheam North and Worcester Park	221
8.2	Listed and Locally Listed Buildings Map - Sutton South, Cheam and Belmont	222
8.3	Listed and Locally Listed Buildings Map - Sutton	223
8.4	Listed and Locally Listed Buildings Map - St Helier, The Wrythe and Wandle Valley	224
8.5	Listed and Locally Listed Buildings Map - Carshalton and Clockhouse	225
8.6	Listed and Locally Listed Buildings Map - Beddington and Wallington	226



London Borough of Sutton

Environment, Housing
and Regeneration
24 Denmark Road
Carshalton SM5 2JG

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November 2017

Not to Scale

Map 8.1

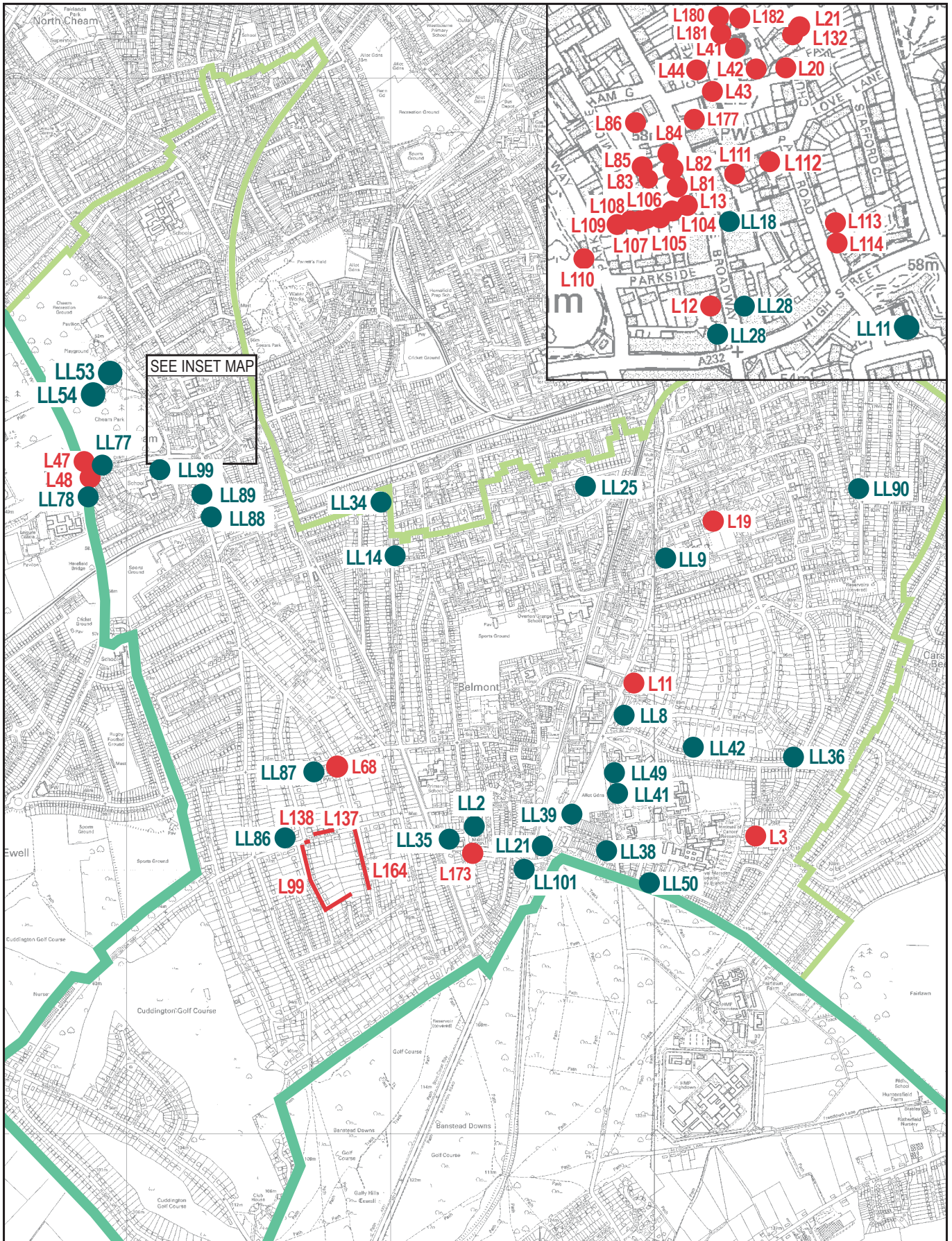
Committee Area 1 Cheam North and Worcester Park

● Listed Buildings

○ Demolished

● Locally Listed Buildings

Relevant Policy P-30



London Borough of Sutton

Environment, Housing and Regeneration
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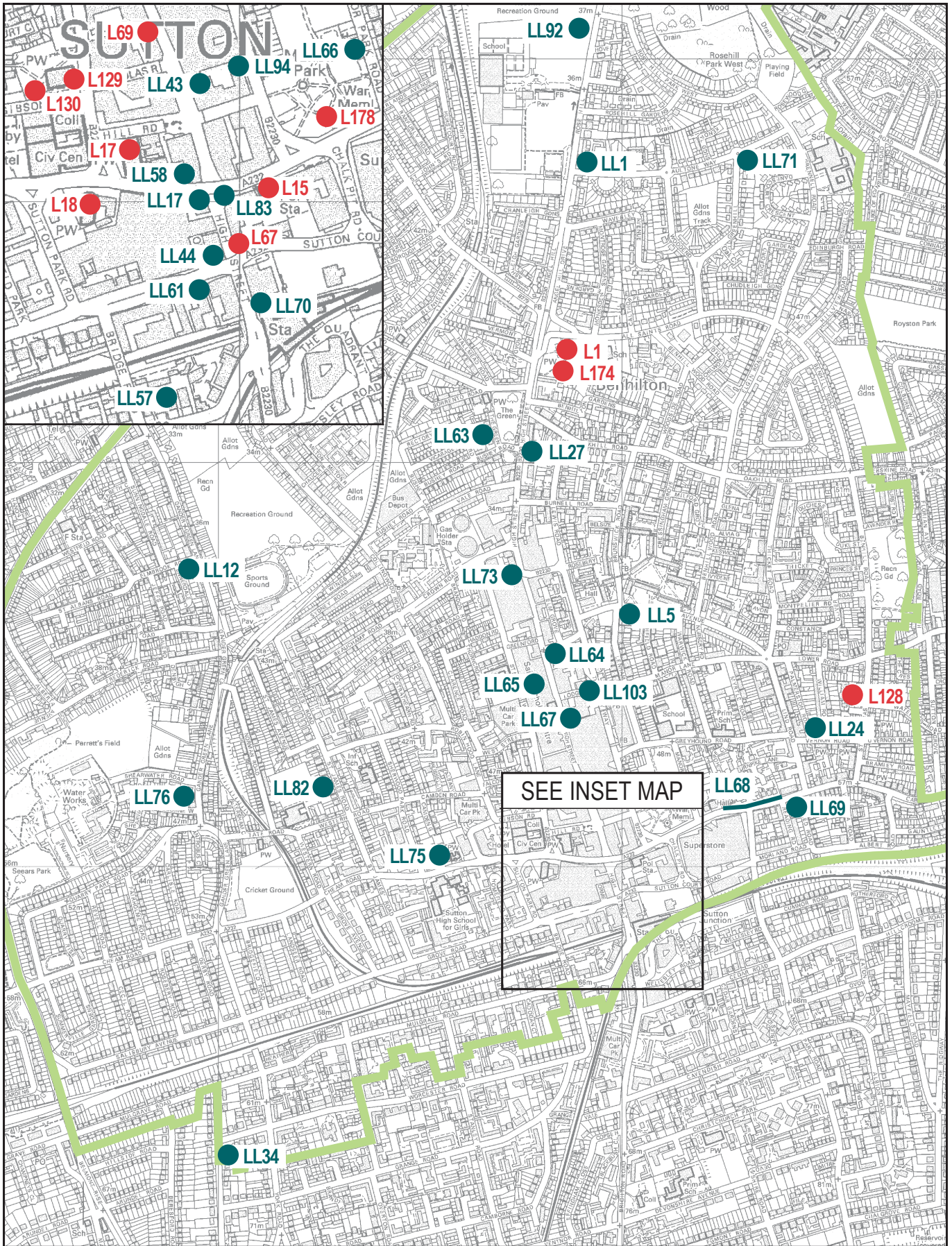

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Map 8.2

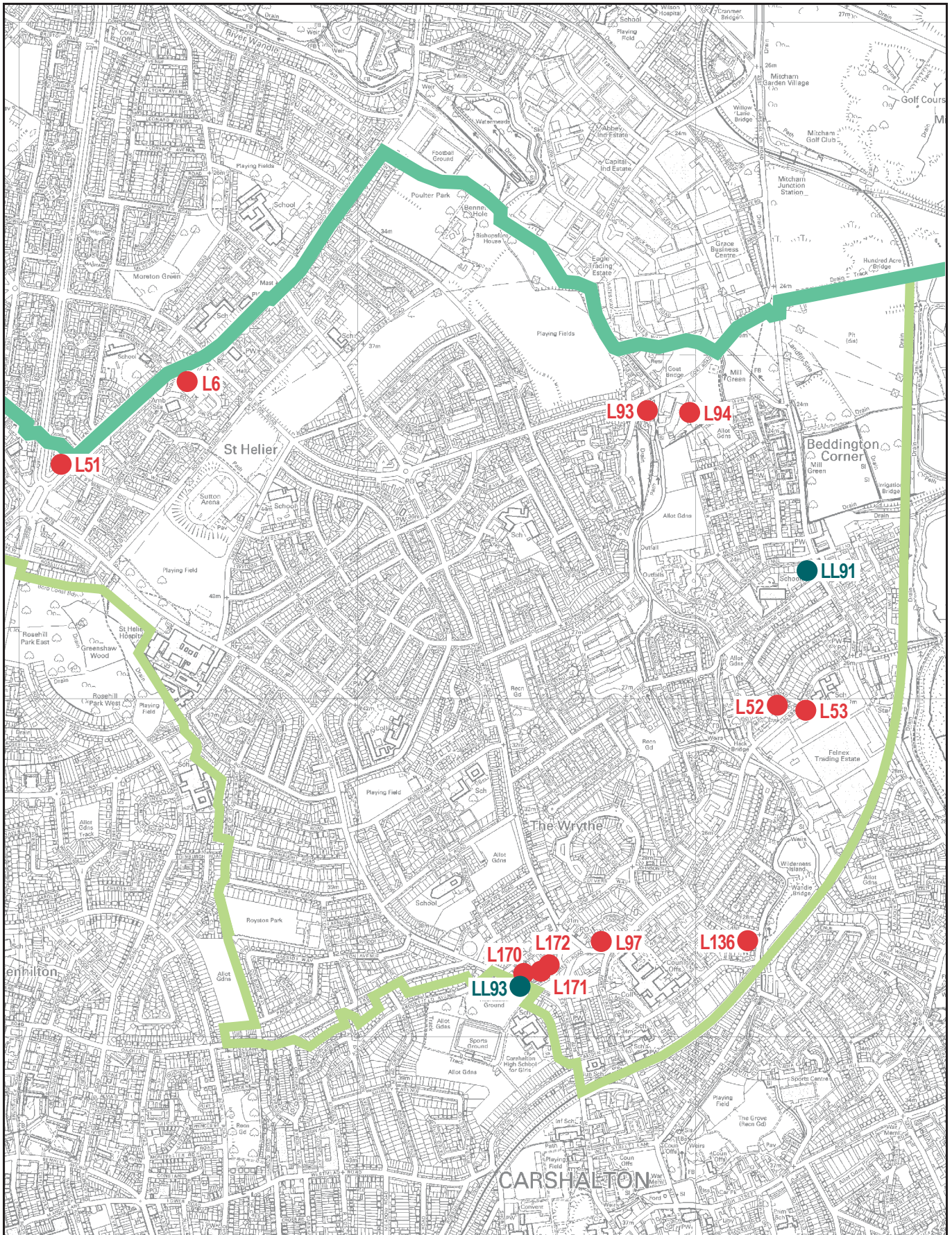
Relevant Policy P-30

Committee Area 3 Sutton South, Cheam and Belmont

- Listed Buildings
- Locally Listed Buildings



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Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG			November 2017 Not to Scale	Committee Area 2 Sutton Listed Buildings Locally Listed Buildings



London Borough of Sutton

Environment, Housing and Regeneration
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Carshalton SM5 2JG

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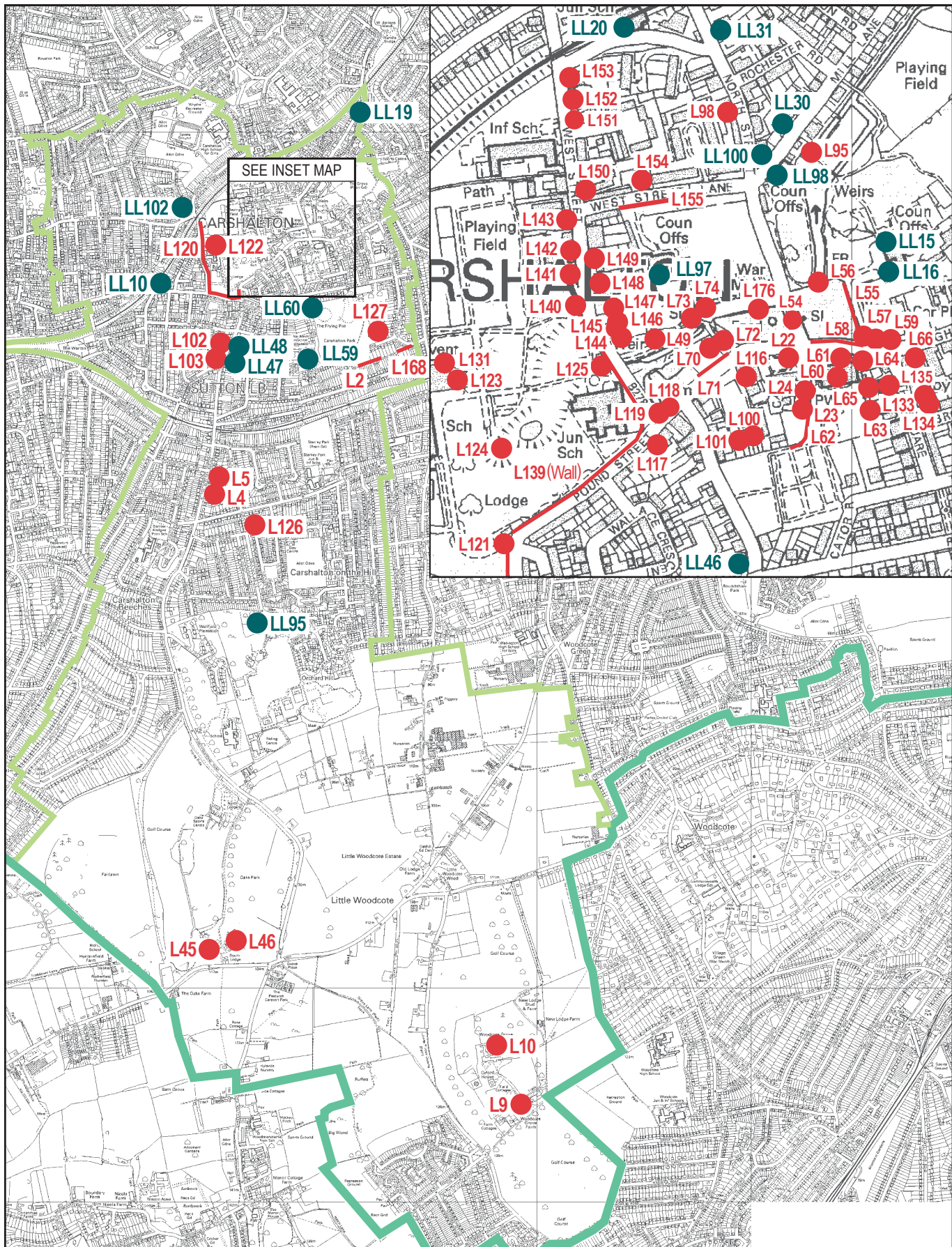
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Map 8.4

Committee Area 4 St Helier, Wrythe and Wandle Valley

- Listed Buildings
- Locally Listed Buildings

Relevant Policy P-30

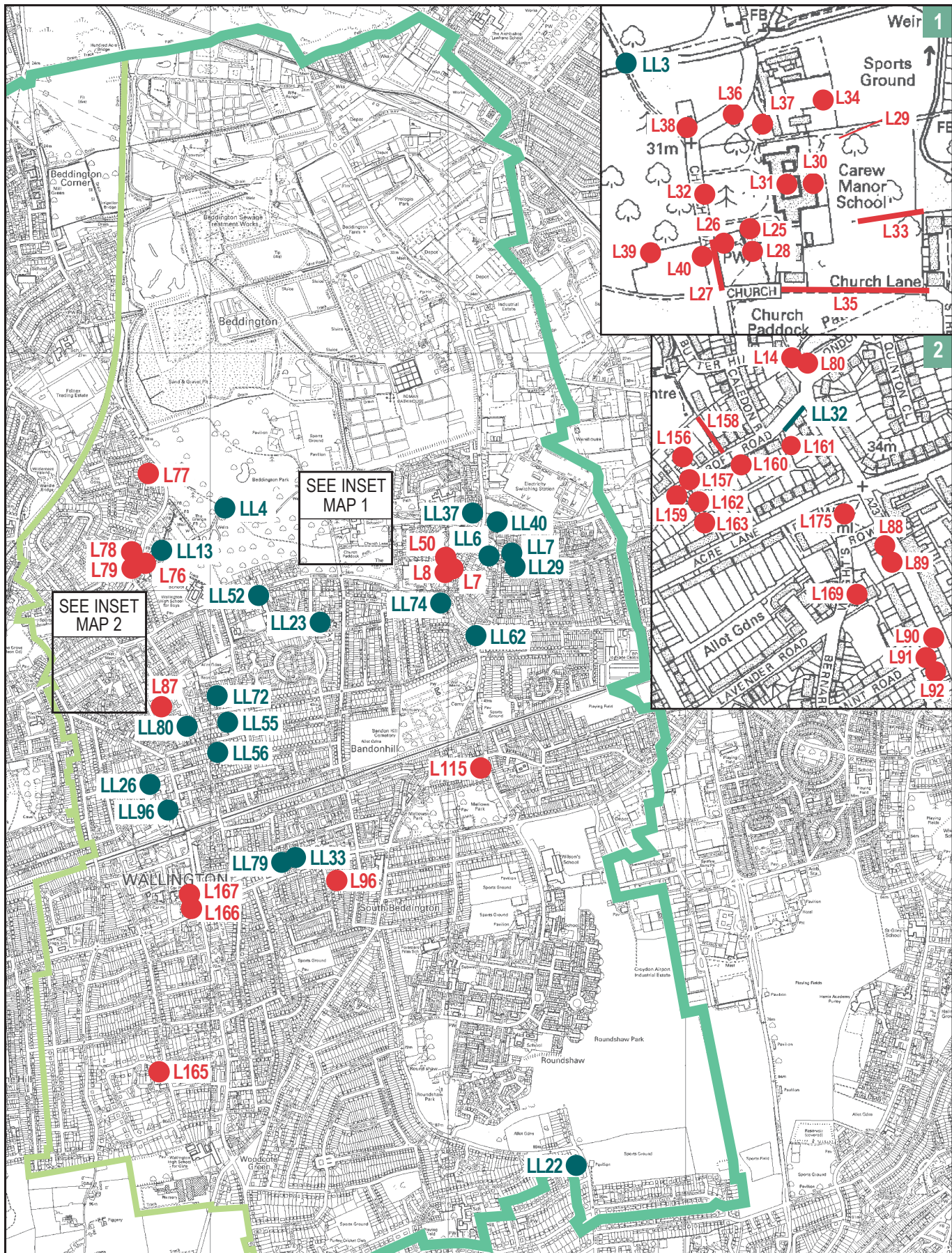


London Borough of Sutton
 Environment, Housing and Regeneration
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Map 8.5 Relevant Policy P-30
Committee Area 5 Carshalton and Clockhouse
 ● Listed Buildings
 ● Locally Listed Buildings



London Borough of Sutton

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November 2017

Not to Scale

Map 8.6

Relevant Policy P-30

Committee Area 6 Beddington and Wallington

- Listed Buildings
- Locally Listed Buildings

Environment, Housing and Regeneration
24 Denmark Road
Carshalton SM5 2JG

SCHEDULE 8.D: HISTORIC PARKS AND GARDENS

Map	Historic Park and Gardens	Page
8.7	Historic Park and Gardens Location Map	229

SCHEDULE 8.D: HISTORIC PARKS AND GARDENS

1. ST. PHILOMENA'S SCHOOL (CARSHALTON HOUSE), National Designation-Grade II (13 ha)

The grounds of St. Philomena's School are an important early example of the landscape style with an avenue drive placed off-centre from the house, naturalistic lake and ornamental buildings. The grounds are enclosed by walls built in the late 17th Century/ early 18th Century, although their layout has been significantly modified. The Lake was created in the late 18th Century although it is now dry. There is a grotto at the southern tip of the lake made before 1721 and an ancient yew tree. Within the boundary walls and beside the lake there are winding paths with lawns and scattered mature trees.

2. BEDDINGTON PARK AND THE GRANGE, Local Designation (60.8 ha)

Beddington Park was originally part of the deer park attached to Carew Manor, which survived as a deer park until the estate was sold in 1859. Later, the canal-like lake was filled in and the avenue of trees was replaced. There was planting in this period including the round spinneys. Most of the older trees in the park date from this time. A kidney-shaped pond in the centre of the park was created and several buildings were also erected. The Grange was created into an elaborate garden in the 1860s and although it has been altered since, the stone bridge, adjacent rockery and many trees still date from this time. In 1935 the gardens were acquired by the council and turned into a public park. Beddington Park and The Grange are characterised by specimen parkland trees, ornamental water courses with bridges, well maintained pedestrian access, recreational facilities, panoramic views and heritage features.

3. CARSHALTON PARK, Local Designation (9.2 ha)

The earliest features in the park are sweet chestnut pollards, which were planted before the end of the 17th Century and are among the oldest trees in the borough. In the early 18th Century work started on a magnificent garden, some of which still exists. These include: The Grotto and Grotto Canal, the core of which dates from the 1720s; The Frying Pan which was a circular depression which probably originated as a garden feature; and the Hog Pit. The original function of the Hog Pit is unknown but it was probably reshaped to create an amphitheatre. The landscape quality of Carshalton Park is evident from the many mature specimen trees, including several ancient Sweet Chestnut, and a fenced children's play area which blends well with the use of trees and shrubs.

4. GROVE PARK, Local Designation (9.2 ha)

Grove Park was part of the gardens of a house called Stone Court. The layout of the river, the Leoni Bridge and a few trees survive from this period. After the original Stone Court was demolished, the land east of the river became a separate estate. Later the Grove garden was remodelled and a lawn was created between the house and the river. The strip of ground between the lawn and the pond was turned into a shrubbery. The area to the north of the lawn was planted with evergreen oaks and yews. This planting structure has survived to provide the landscape framework of the eastern half of the modern ornamental park. The Grove is probably the best remaining mid-19th Century garden in the borough. Noteworthy features include attractive buildings within and adjacent to the park, many fine trees and the River Wandle which flows over weirs in the park and is traversed by the stunning white stone 'Leoni Bridge'.

5. OAKS PARK, Local Designation (33.3 ha)

Oaks Park was created for the 12th Earl of Derby in 1788. The walled kitchen garden still exists on the north side of Croydon Lane, opposite Oaks Farm. The lawns, scattered trees and the remains of the greenhouse in the south-west corner of the park date from the 19th Century. The tree-lined avenue which runs from the Woodmansterne Road gate (now used as a car park) was added between 1868 and 1895. Although damaged in the 1987 storms, Oaks Park still displays distinct characteristics such as a walled ornamental garden, formal entrance lawn, woodland walks, nature areas and mature trees.

Map 8.7

Relevant Policy P-30

Historic Parks and Gardens Location Map

 Historic Park / Garden

Nationally Recognised

1 St Philomena's

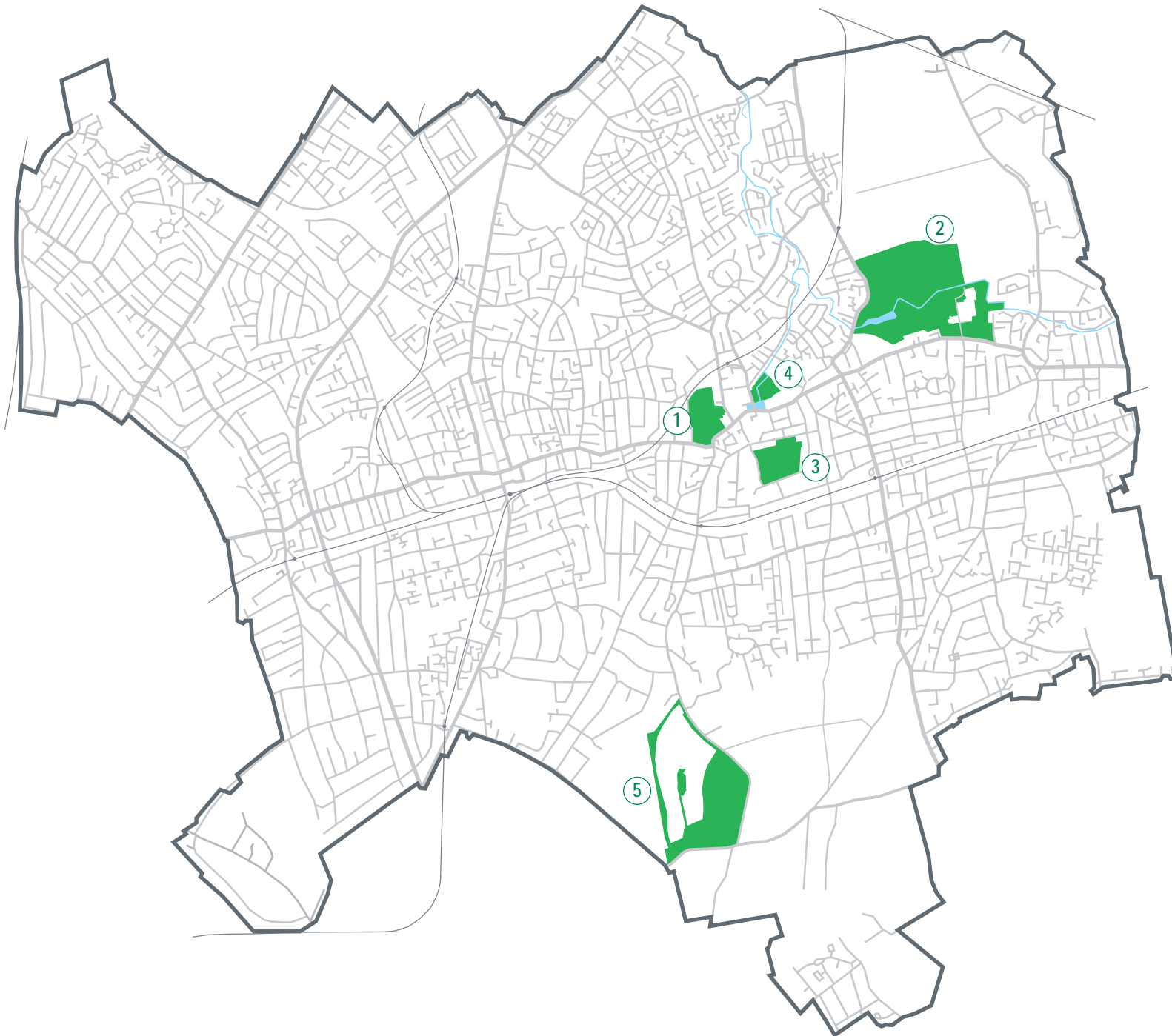
Locally Recognised

2 Beddington Park

3 Carshalton Park

4 Grove Park

5 Oaks Park



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SCHEDULE 8.E: CONSERVATION AREAS

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SCHEDULE 8.E: CONSERVATION AREAS

- Map 8.9: BEDDINGTON PARK (designated 1993): 58.6 hectares**

The area has several notable listed buildings and some locally listed buildings. The housing is concentrated along the southern boundary and is laid out into several generic groups incorporating interesting arrangements of houses, communal grass areas, alternating walks and courtyard areas with mature trees within front gardens and additional planting areas.
- Map 8.10: BEDDINGTON VILLAGE (designated 1993): 9.8 hectares**

This area has a rich heritage with considerable historic and architectural value constituting terrace cottages from the 1800s, concentrated along the western side of Richmond Road. The condition of the terraces is reasonable with front gardens of varied style. Most have low walls and shrub planting. Bridge Path Road runs along the south boundary and has two styles of housing. To the south side are 1930s semi-detached houses with painted pebbledash rendering and tiled porches, with deep front gardens, to the north are terraced houses with small front gardens. Soft landscaping is limited within the area, the only mature tree belts are along the south-west section of the River Wandle and the cubic open space area to the south-east.
- Map 8.11: CAREW MANOR (designated 1977): 15.1 hectares**

The area is small and predominately comprises the historic Carew Manor. The area holds numerous listed buildings including St. Mary's' Church, The Lychgate at the west entrance to the churchyard, the Pigeon House, The East Lodge and The Great Hall.
- Map 8.12: CARSHALTON PARK (designated 1993): 14.2 hectares**

The historic Carshalton Park forms the centre of this area (see also previous section in this appendix). A residential area forms the southern boundary and comprises detached and semi-detached housing. The houses in Park Close all have painted rendered finishes, some with

timber detailing to the apex of the roofs. The majority of the houses in Ashcombe Road were built around the 1930s all of which have large sized front gardens used for off-street parking. Mature shrubs give some privacy to the properties. Mature planting within the properties and on broad verges complements and provides unity with the park.

5. Map 8.13: CARSHALTON VILLAGE (designated 1968): 44.6 hectares

A large conservation area which primarily encompasses open parkland of historic significance, particularly the grounds of St. Philomena's and The Grove. There is a mixture of housing, varying in style and size. There is a high standard of design and infill development with evidence of careful control, with sensitively designed refurbishments of existing properties (e.g. The Orangery, which is a listed building dating back to 1768). The majority of the built fabric of the area maintains its original character.

6. Map 8.14: CHEAM VILLAGE (designated 1970): 29.1 hectares

A large proportion of this relatively large conservation area comprises open parkland of historic significance, namely Cheam Park. The residential properties vary across the area, ranging from small flats over shops to large semi-detached houses near the Park. There is a diversity of styles and ages with many notable listed properties, including the gabled Whitehall and the old rubble stone Church of St. Dunstan's. Many of the buildings in this historic area date back to the 17th Century, especially in Malden Road. The core shopping area has a historic character and the majority of the shops are decorated with timber detailing and leaded-light windows which give the area its distinctly Tudor appearance. Recent office developments have been designed in-keeping with this style and scale. The residential areas between the park and The Broadway have a quiet and intimate feel, which is helped by traffic management measures. New housing has been built to conform to the existing scale.

7. Map 8.15: CHURCH LANE (designated 1993): 1.4 hectares

A narrow cul-de-sac comprising a new housing estate to the north, Carew Manor to the west and Sherwood Park School on the southern edge. Properties along the north side comprise a mixture of semi-detached and detached housing. Terraced housing with small front gardens on higher ground run along the south side of the roads. The new terraced houses are built at three storeys, with the top floor accommodation integrated into the pitch of the roof. At the end of Church Lane is Orchard Walk where the buildings are of no special importance although this area has historic and archaeological significance. Church Lane has retained its character with typical late Victorian and Edwardian buildings which give an intimate impression.

8. Map 8.16: GROVE AVENUE (designated 1992): 1.4 hectares

A small conservation area, situated adjacent to the Landseer Road Conservation Area. The area portrays a distinct continuity of architectural style, with all buildings in the same style finished identically in brick with rendering in natural finish to the first floors. The area has an interesting character with houses dating from around the 1930s. The area has maintained its original character due to the strict control over housing development and environmental improvements.

9. Map 8.17: HOLY TRINITY (designated 1997): 1.4 hectares

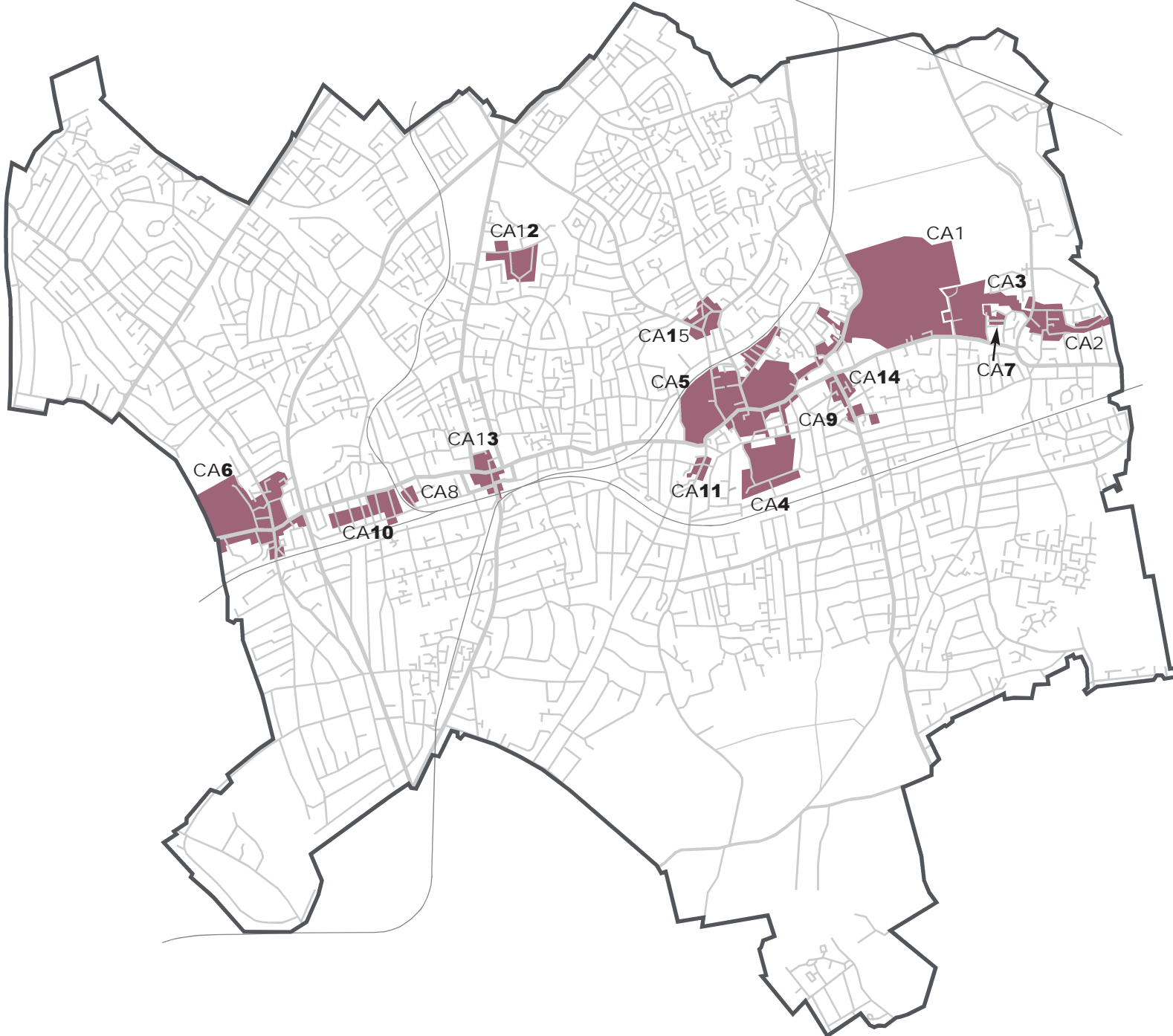
A comparatively new conservation area centred around the listed Holy Trinity Church and its grounds. There are numerous outstanding buildings, predominately Victorian which are either listed or have been locally listed. The other properties in the area compliment the church and provide an appropriate backdrop to it.


10. **Map 8.18: LANDSEER ROAD (designated 1993): 8.9 hectares**
 A relatively small conservation area, comprising some 138 properties, located between Sutton and Cheam Village. The houses are predominantly large detached Victorian villa properties. The grandeur of the original Victorian houses is a significant feature of the area, surrounded by mature trees and grass verges.
11. **Map 8.19: PARK HILL (designated 1993): 1.8 hectares**
 This area is dominated by large detached and semi-detached, quality-build Victorian houses. There is a great diversity of design and finish to the properties. Mature trees run along the pavement on the east side, while mature evergreens from private gardens encroach over the road. This combination of foliage gives Park Hill its attractive identity.
12. **Map 8.20: SUTTON GARDEN SUBURB (designated 1993): 8.4 hectares**
 Comprises a variety of terraced and semi-detached houses around small central greens. The residential areas are provided with a generosity of space along the roads, which is predominately utilised by wide grass verges with the planting of mature trees and old shrubs. The quality of the area not only lies with the layout of the gardens and green spaces, but also the high quality of its 'cottage style' architecture. The houses are designed in the vernacular revival style, typical of the garden city movement.
13. **Map 8.21: SUTTON HIGH STREET CROSSROADS (designated 2011): 4.7 hectares**
 The heritage assets of Sutton town centre include the historic highway network at the crossroads of Cheam Road/ Carshalton Road and the High Street, as well as the associated buildings and spaces. The conservation area focuses around the historic crossroads and stretches from the station down to Trinity Square. The area has a fascinating history, starting as a rural community which grew rapidly during the Victorian era. By the mid 19th Century, the High Street was a wealthy Victorian shopping parade and many of the original buildings can still be seen today. The buildings, particularly at upper storeys, are worthy of preservation and enhancement.
14. **Map 8.22: WALLINGTON GREEN (designated 1971): 3.7 hectares**
 The area has a long history dating back to Roman times and consists of a mixture of residential, retail and light industrial uses. The listed Dukes Head public house provides a focal point for the area, in addition to the row of cottages on Wrights' Row and Whitehall Place. The area comprises a diversity of architectural styles. The residential terraced houses along Manor Road have a distinctive unity of character. Most of the retail outlets along Manor Road still retain their original timber frontages.
15. **Map 8.23: WRYTHE GREEN (designated 1968) 5.1 hectares**
 The general impression of this area is its five small village greens, reflected by the style and scale of domestic and retail uses which surround them. Woodcote House overlooks the areas on the northern, southern and western boundaries. The area focuses strongly around the old buildings along Wrythe Green Road and the greens. The roads are in an exposed aggregate texture, with block edging. Street lighting is uniformed and comprises of pointed metal conservation style column types. The timber posts and chains which surround the three greens give the area unity.

Map 8.8

Relevant Policy P-30

Conservation Areas Location Map



 Conservation Areas

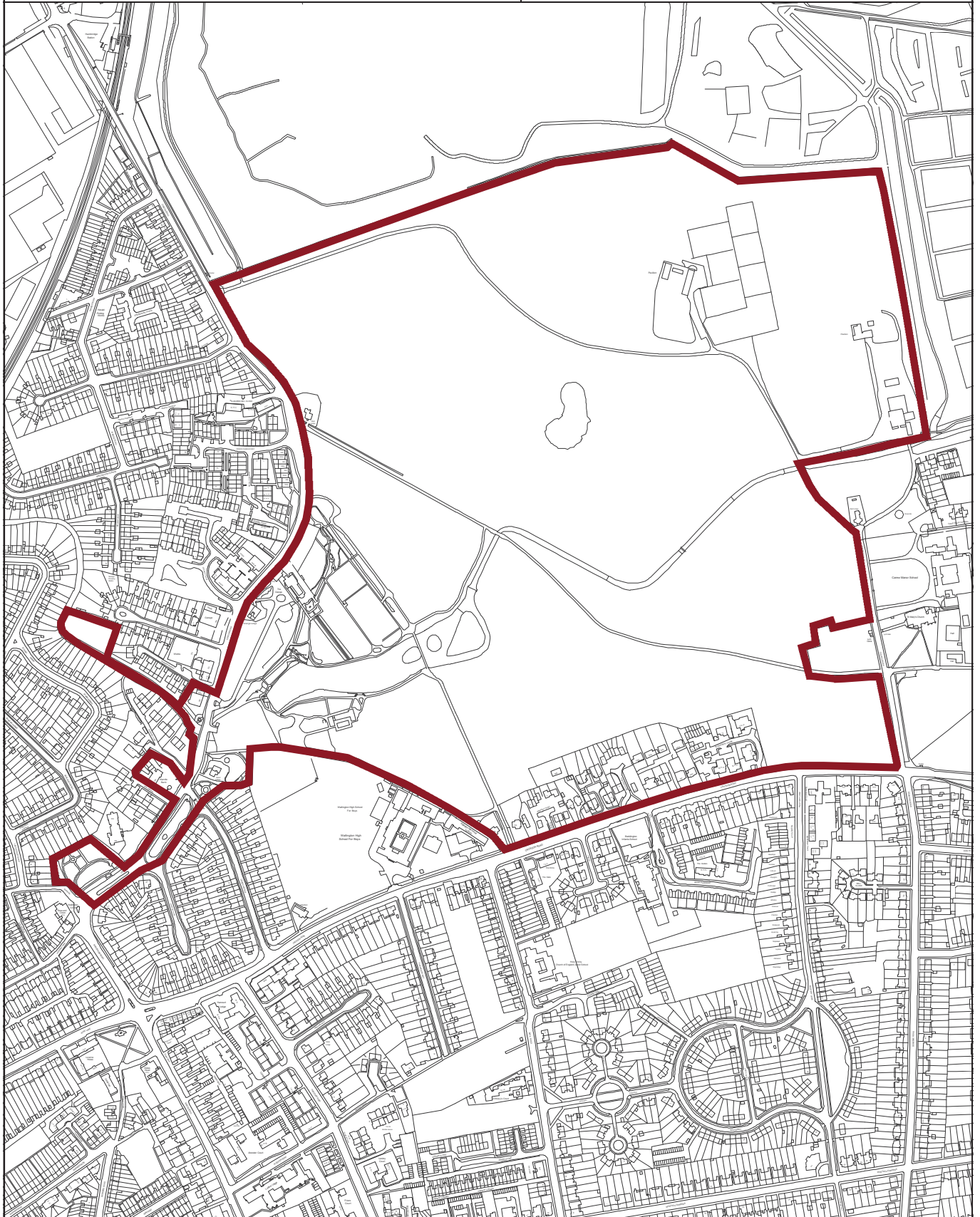
- CA1 Beddington Park
- CA2 Beddington Village
- CA3 Carew Manor, Beddington
- CA4 Carshalton Park
- CA5 Carshalton Village
- CA6 Cheam Village
- CA7 Church Lane, Beddington
- CA8 Grove Avenue, Sutton
- CA9 Holy Trinity, Beddington
- CA10 Landseer Road, Sutton
- CA11 Park Hill, Carshalton
- CA12 Sutton Garden Suburb
- CA13 Sutton High Street Crossroads
- CA14 Wallington Green
- CA15 Wrythe Green



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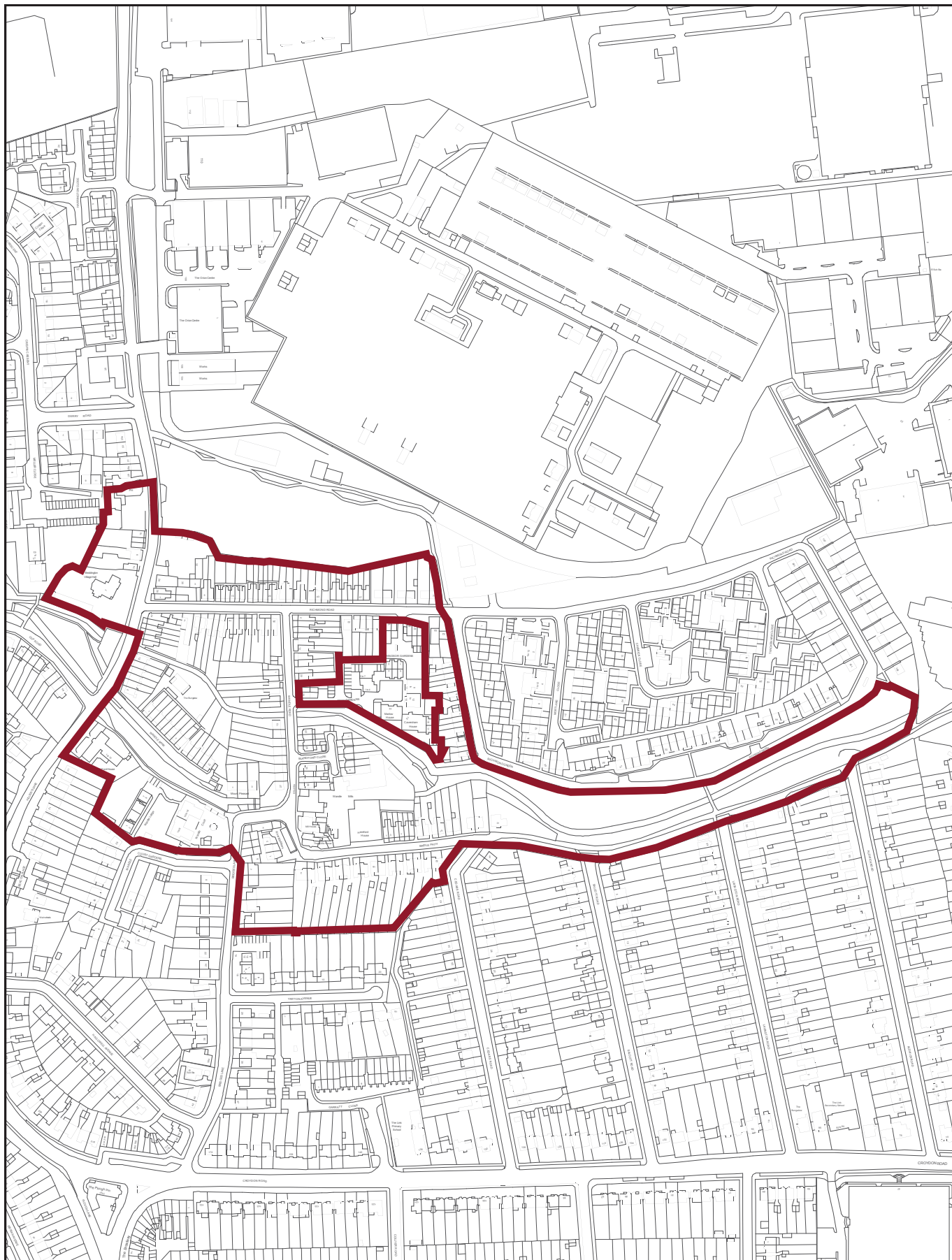
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Conservation Area

Beddington Park



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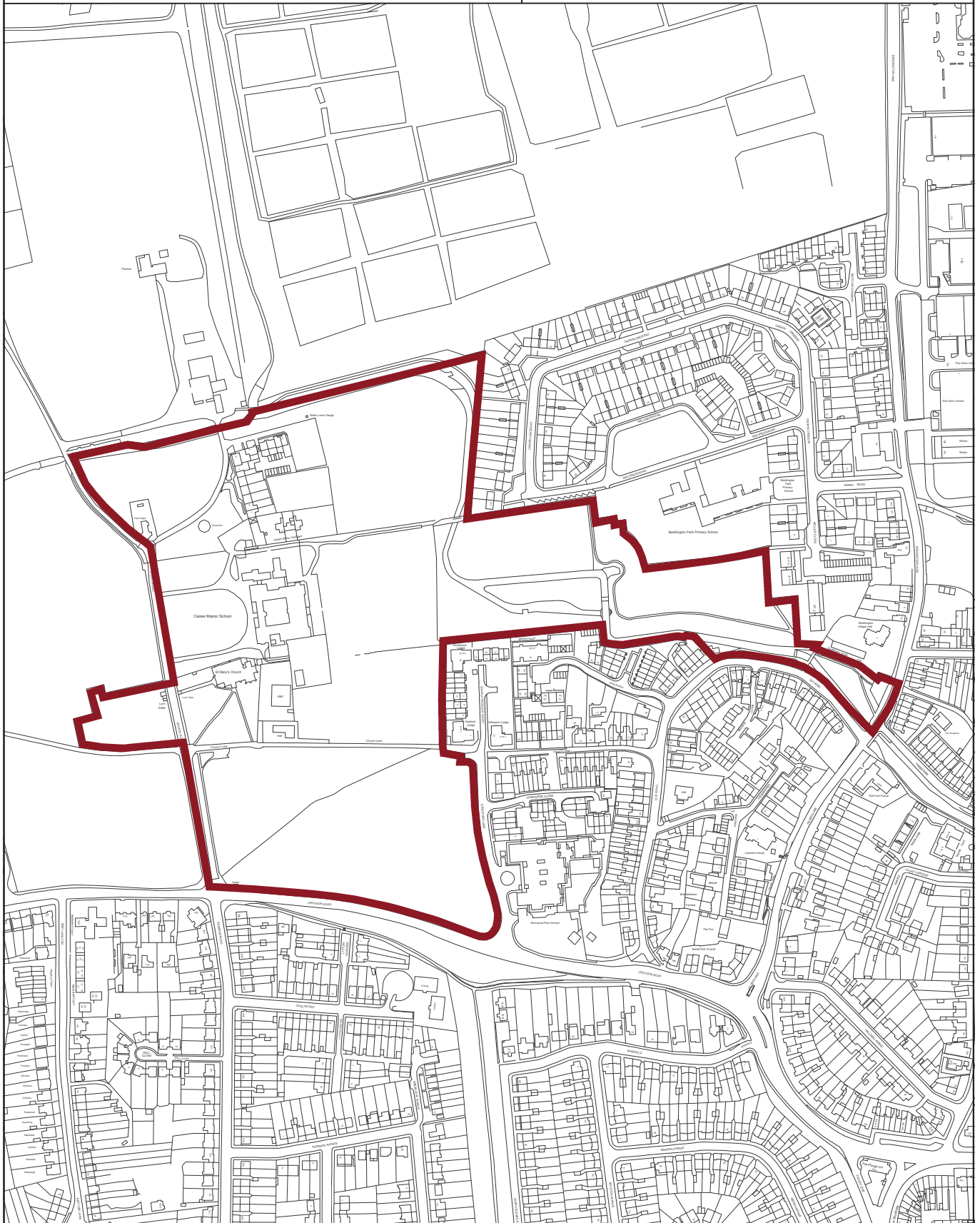


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Map 8.10

Conservation Area Beddington Village



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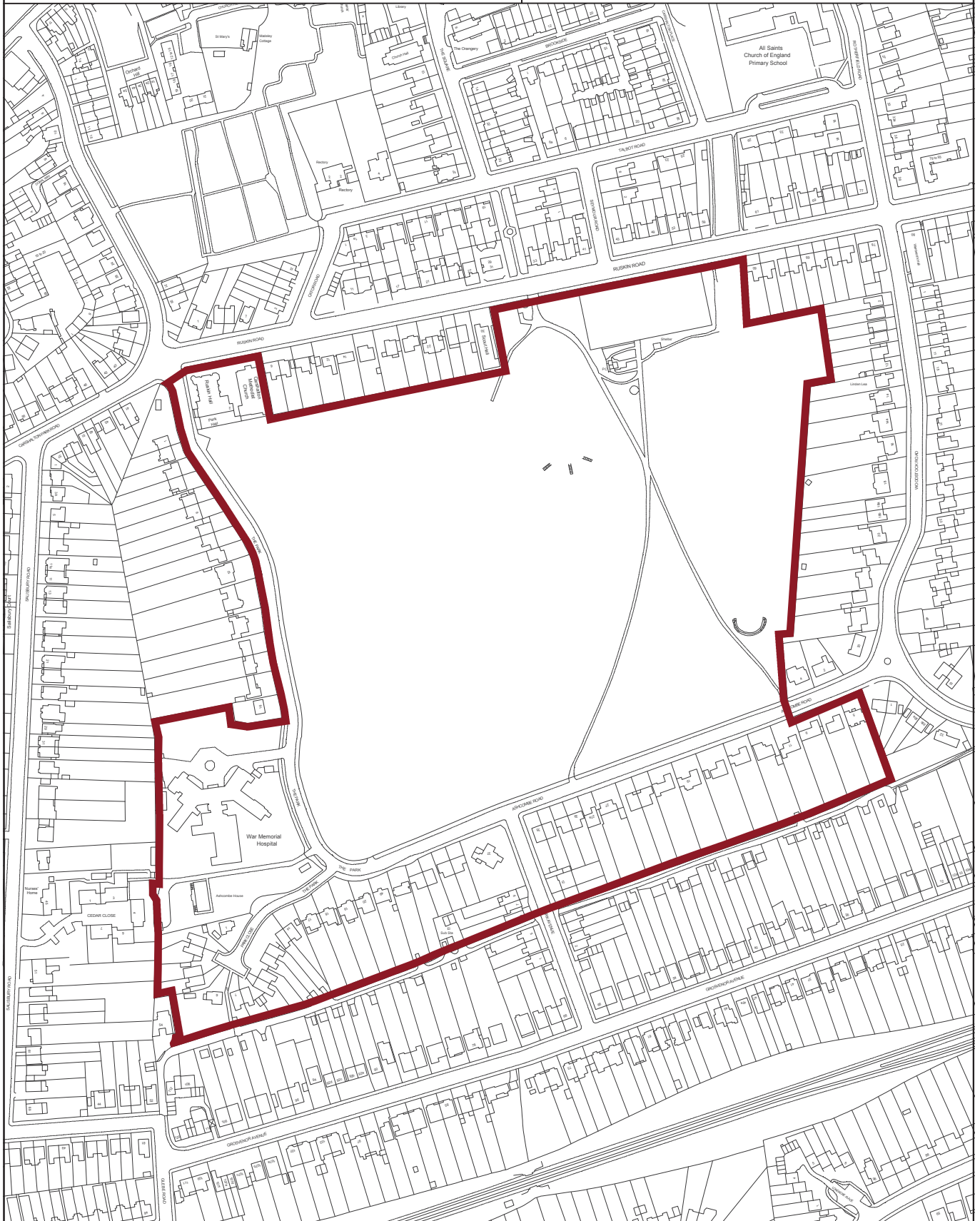
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Conservation Area

Carew Manor



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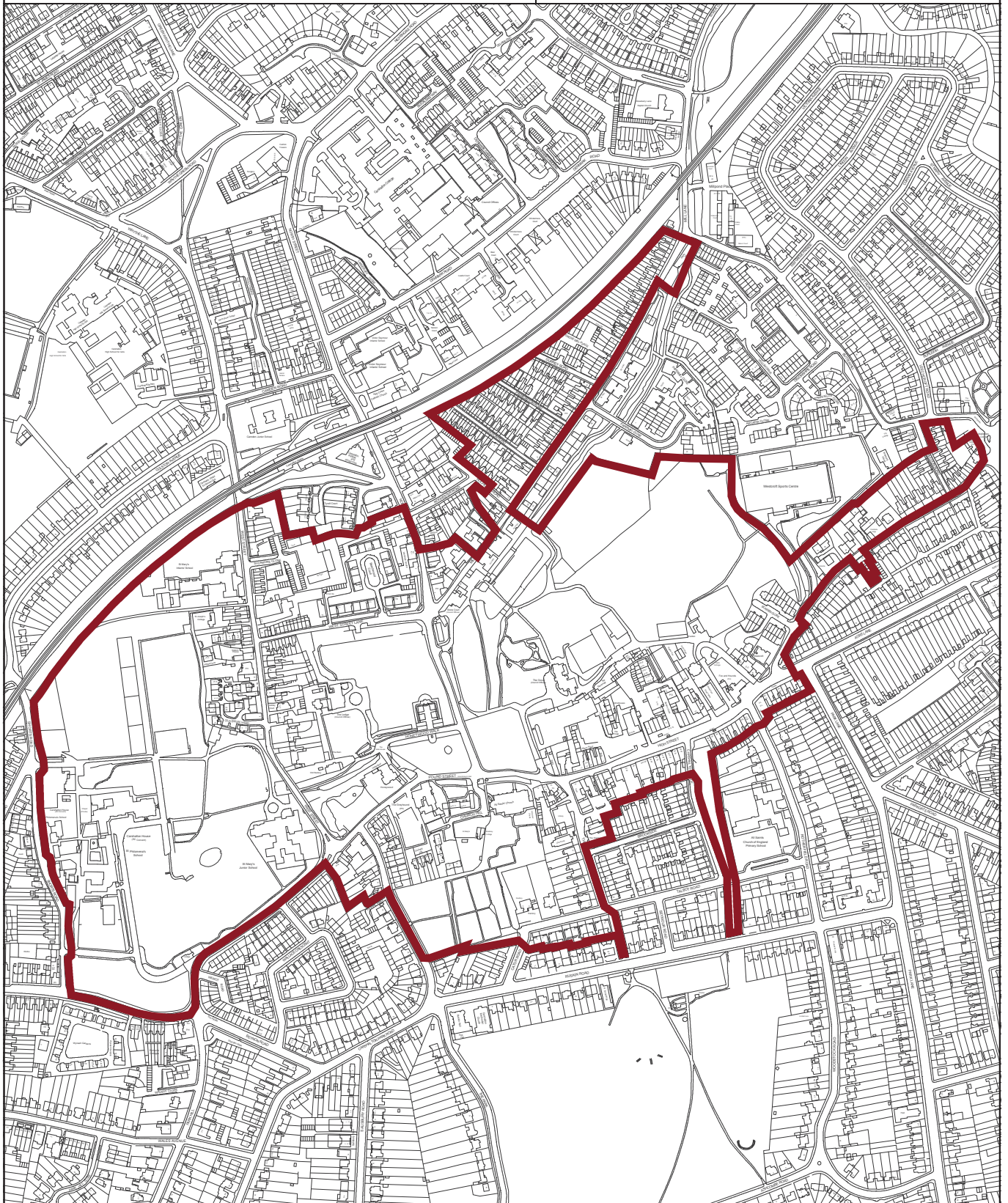
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Conservation Area

Carshalton Park



London Borough of Sutton

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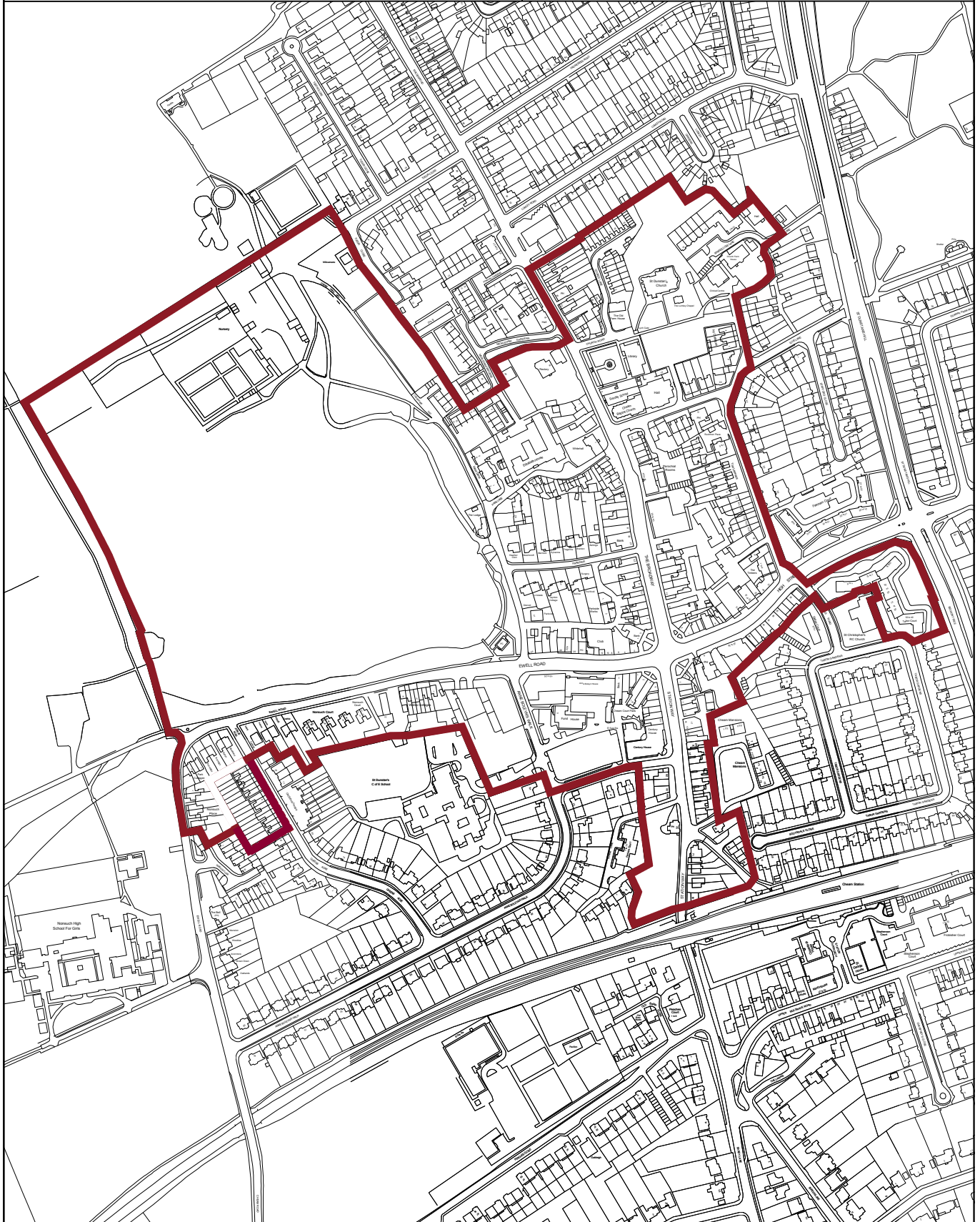
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Conservation Area

Carshalton Village



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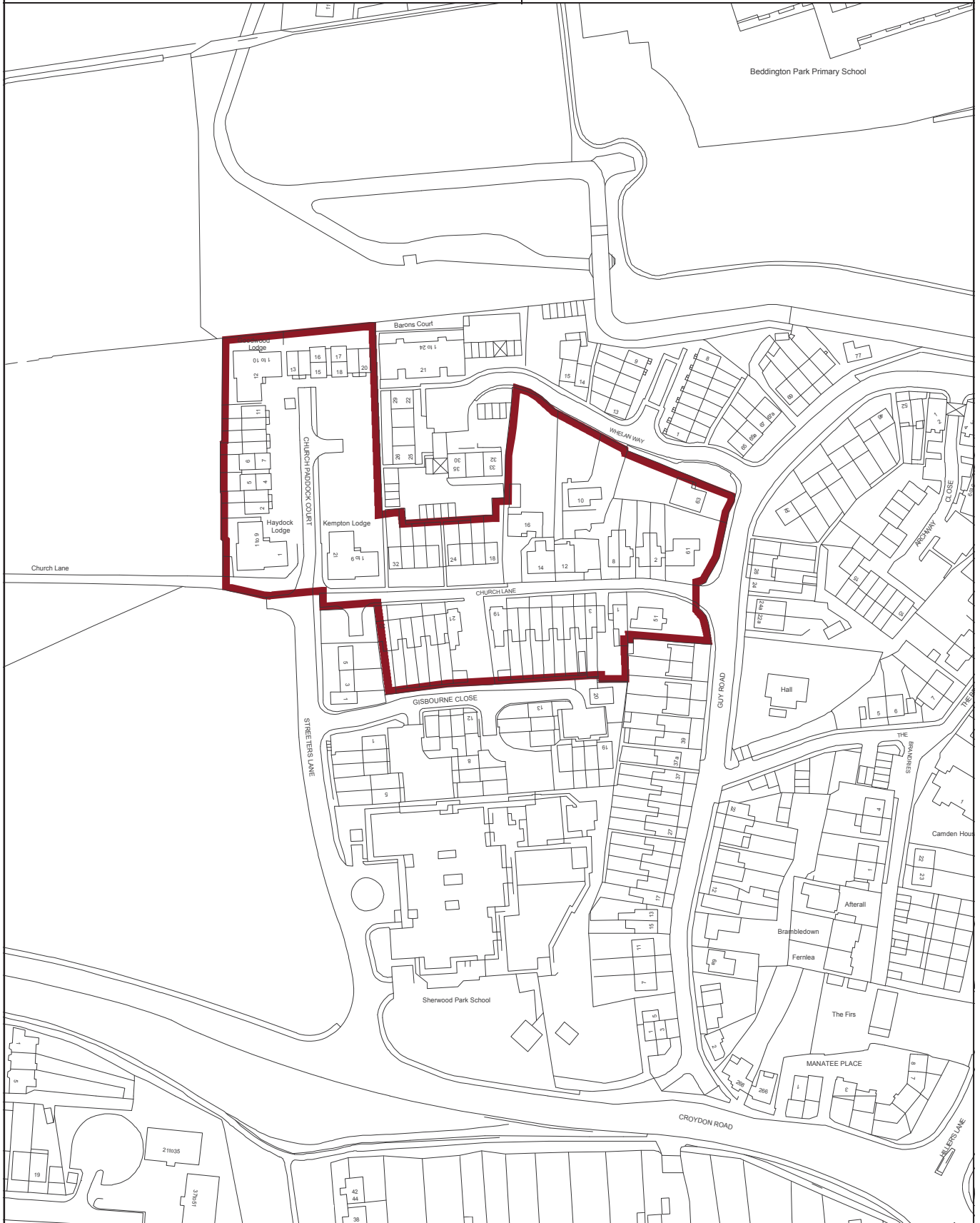
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Conservation Area

Cheam Village



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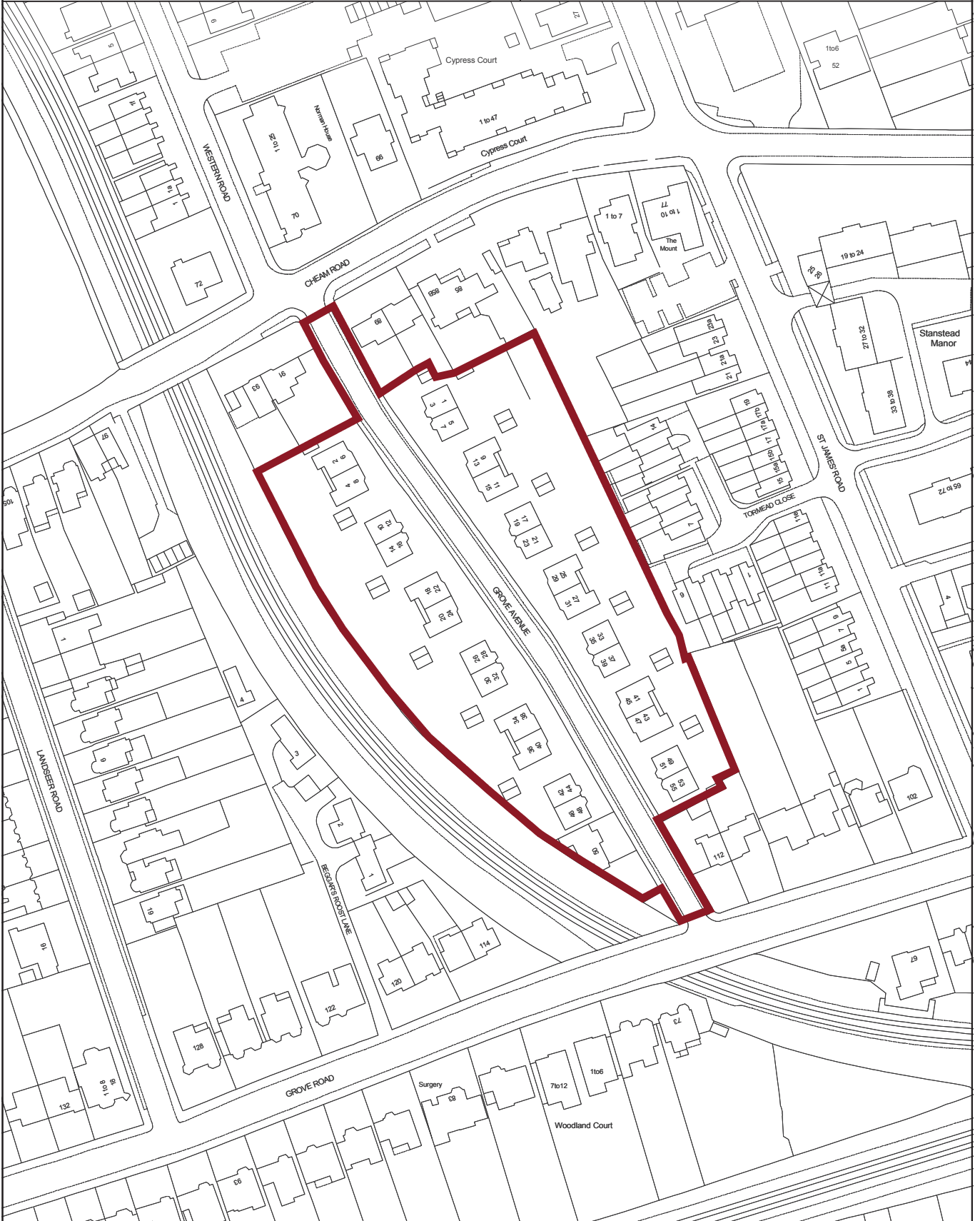
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Conservation Area

Church Lane



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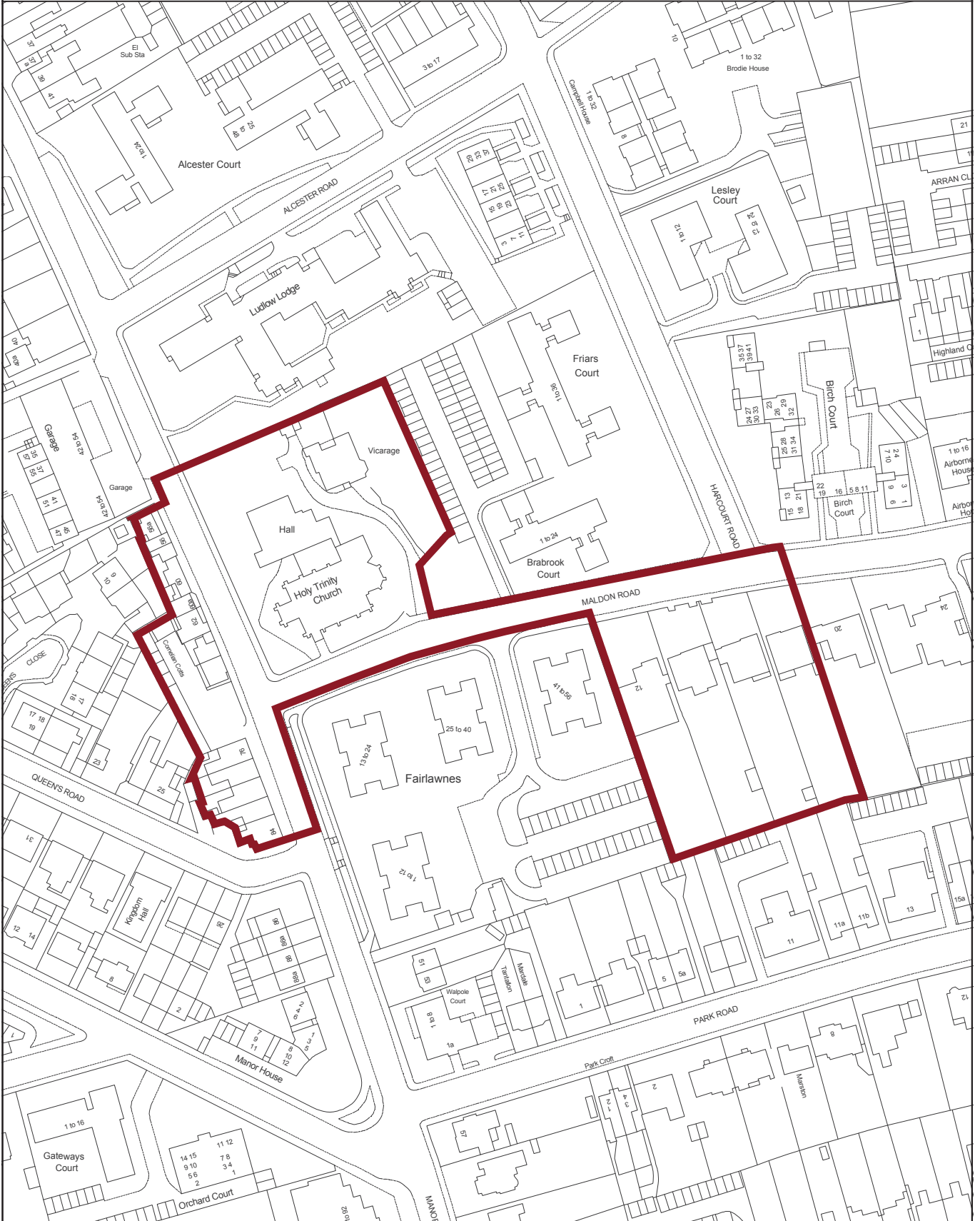
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Conservation Area

Grove Avenue



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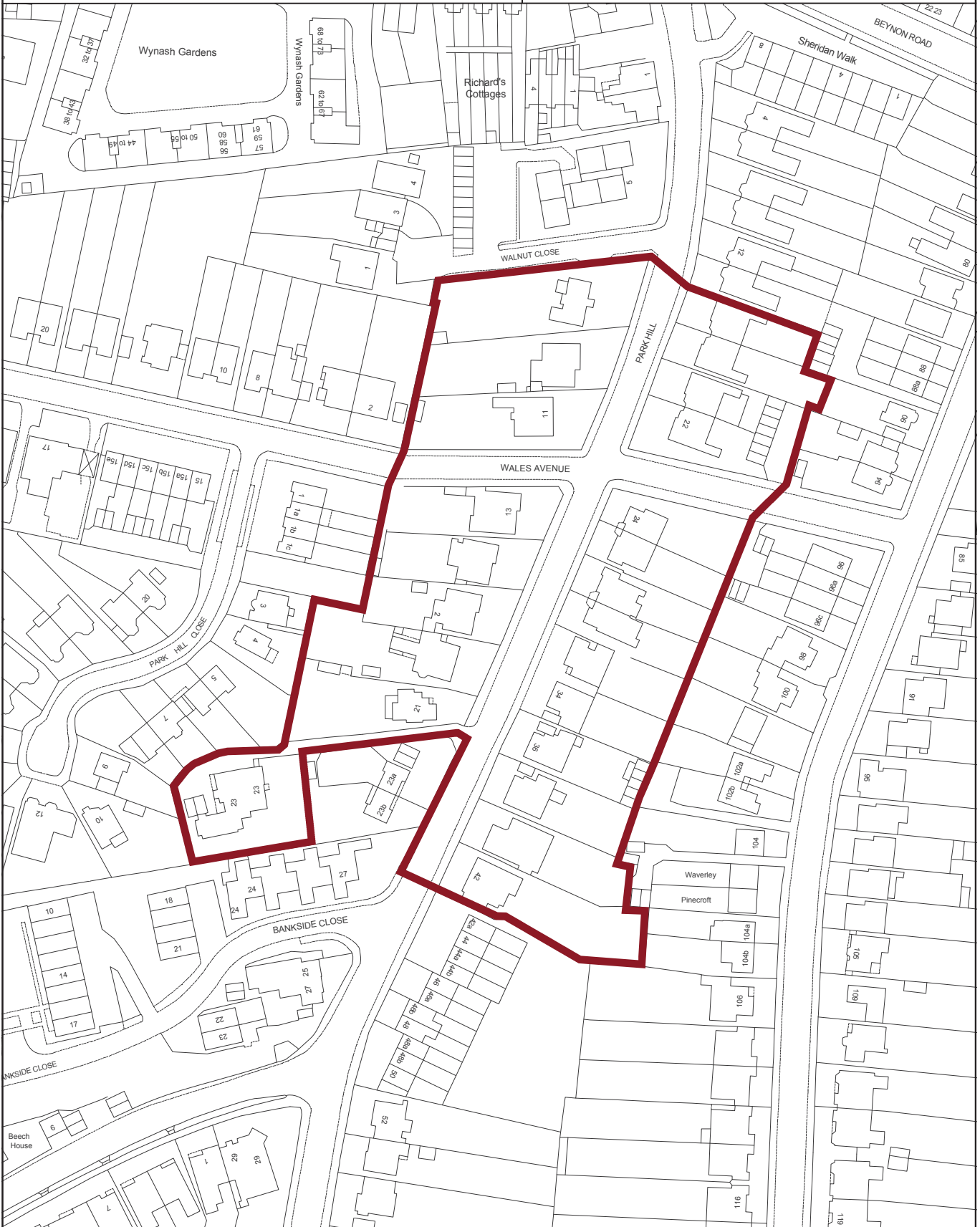
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Conservation Area

Holy Trinity



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Conservation Area

Park Hill



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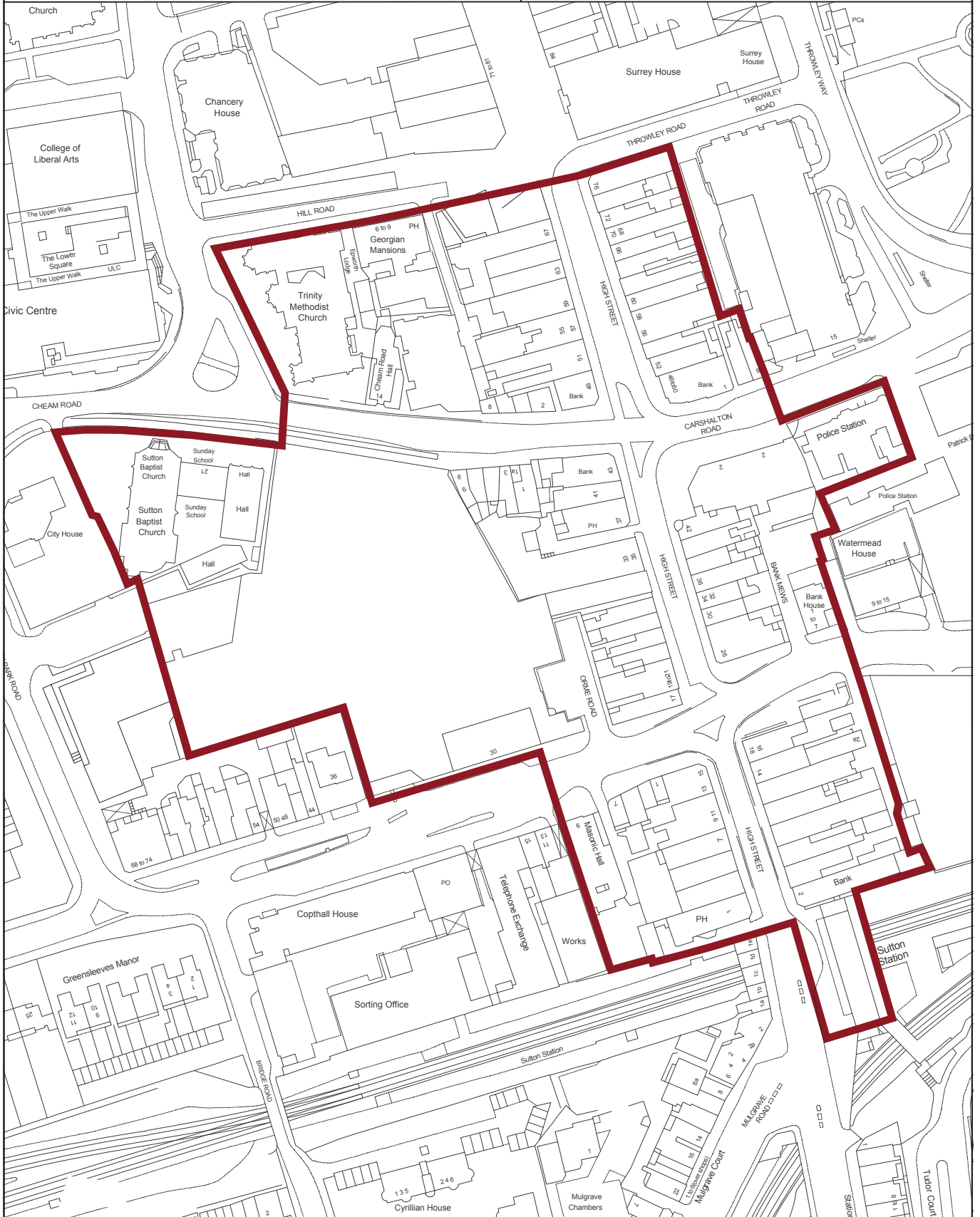
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Conservation Area

Sutton Garden Suburb



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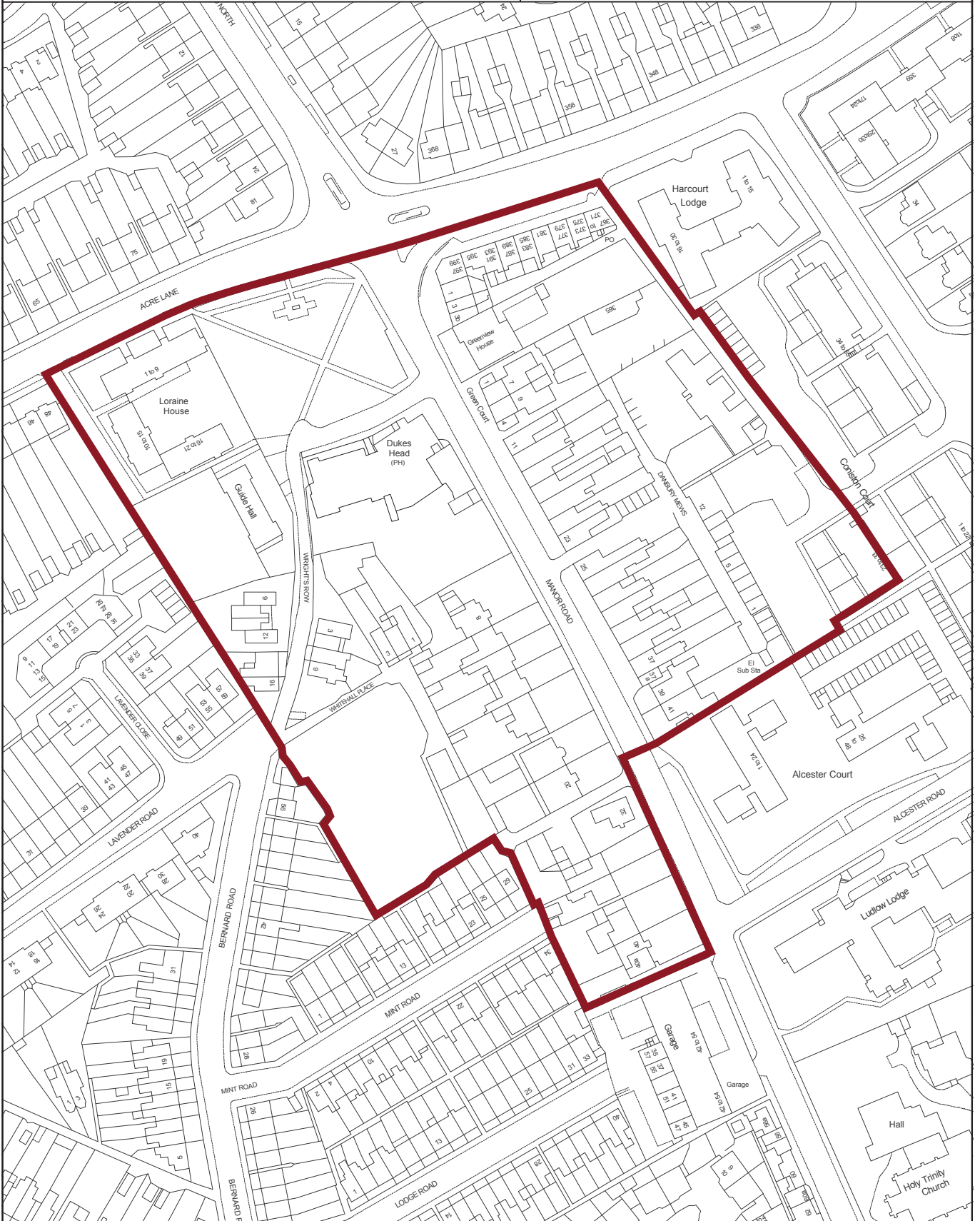
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Conservation Area

Sutton High Street Crossroads

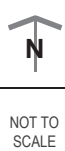


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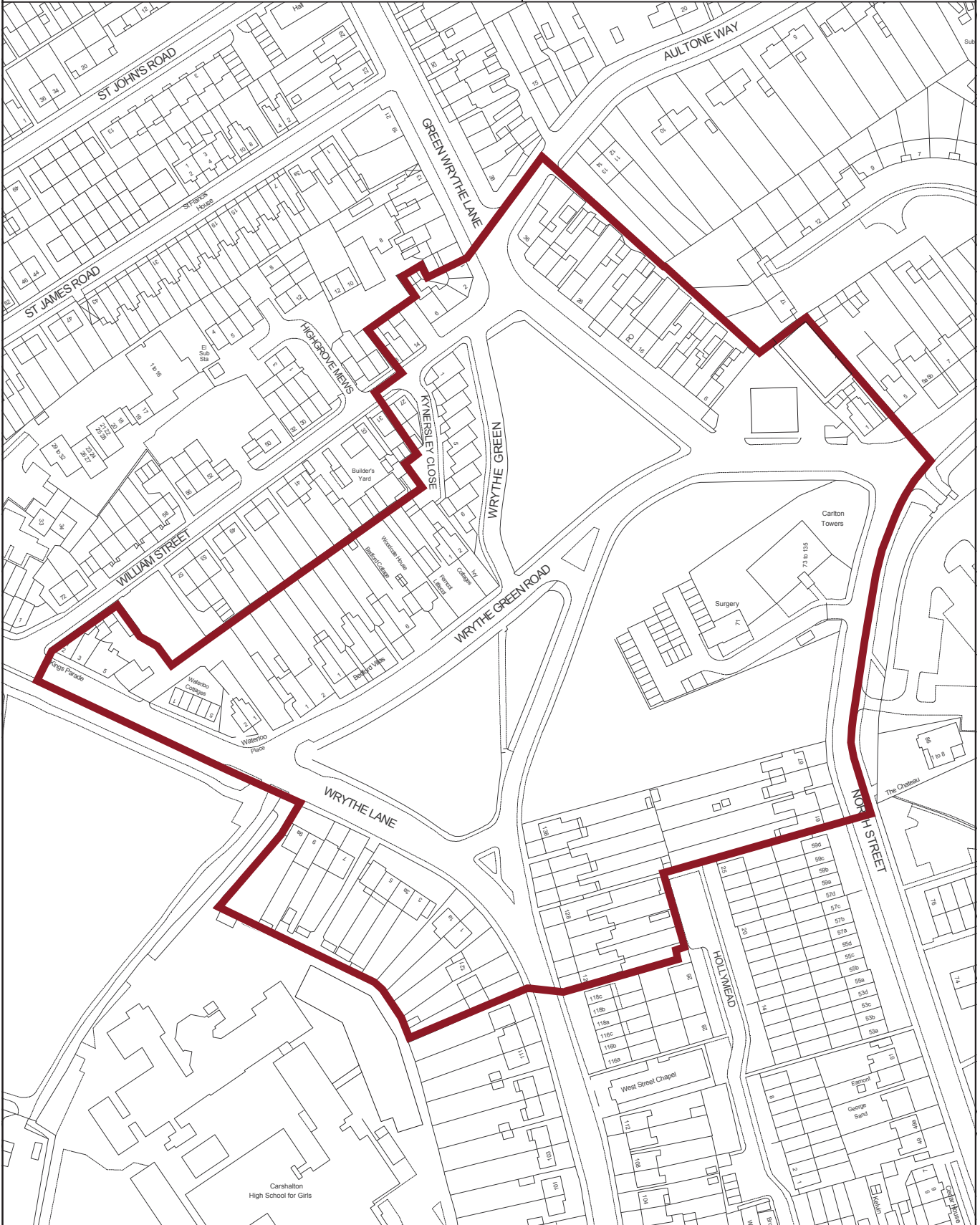
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Conservation Area

Wallington Green



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Conservation Area

Wrythe Green

SCHEDULE 8.F: AREAS OF SPECIAL LOCAL CHARACTER

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SCHEDULE 8.F: AREAS OF SPECIAL LOCAL CHARACTER

- Map 8.25: ANNE BOLEYN'S WALK (designated 2012) 4.8 hectares**

The area has a typical inter-war suburban form and represents a cohesive example of the historic development and expansion of Cheam District Centre. The area has a high townscape value and architectural quality with consistent mock-Tudor architecture and construction detail/materials (tile hanging, magpie work and painted timbers), with few extensions or incursions. The front gardens to the properties also share a consistent landscape quality and style.
- Map 8.26: BEDDINGTON CORNER (designated 1988) 8.4 hectares**

Most of the area is made up of late Victorian terraced and semi-detached dwellings. To the south, there are blocks of cottage garden style terraced houses varying in age, style and finishes and with limited street planting.
- Map 8.27: BEULAH ROAD / CLARANCE ROAD (designated 1988) 9.7 hectares**

The area comprises mainly late Victorian terraced housing to the west, and semi-detached early Edwardian houses to the east. Front gardens are small with no provision for off-street parking. Newer dwellings within the area have been designed to complement existing housing. Most of the vegetation is within the front gardens.

4. **Map 8.28: BLENHEIM GARDENS / ONSLOW GARDENS (designated 1998) 16.8 hectares**
Most of the area is made up of old late Victorian, early Edwardian semi-detached properties. Most have deep front gardens, with mature shrubs. Some include examples of mock Tudor timber detailing. The other major style of development is inter-war housing which is typically pebble-dash rendered. Many roads are lined with mature trees of London Plane and Lime. The majority of gardens include gardens with mature trees, conifers and shrubs.

5. **Map 8.29: BURTON ESTATES (designated 2012) 96.2 hectares**
Given the historic importance and the architectural qualities of the buildings and associated landscape of the Burton Estates, it is considered to be one of the best examples of inter-war suburbia. Cheam was a village until the end of the WWI. There was little Victorian or Edwardian development as the land was in large individual landholdings, principally the Northey Estate. However, the interwar period saw the breakup of the Northey Estate due to finances. Noted local builder Andrew Burton built three estates: the Northey Estate (Golfside), Cheam Warren Estate (The Avenue) and Cheam Downs Estate (Holland Avenue, York Road, Cornwall Road and Burdon Road). The former hare warren wall is a Grade II Listed Building/Structure from the 18th century rather than Tudor, although it may be on older foundations. The area was once renowned for hunting and horse racing and this is one of the last surviving features.

6. **Map 8.30: BUTE ROAD ESTATE (designated 1998) 7.8 hectares**
The majority of the area comprises semi-detached housing to the west, with rows of terraced housing to the east. The overall appearance constitutes the impression of a cottage garden-style estate. The terraced housing is finished in exposed brick or rendering, interspersed with terraces finished in mock Tudor detailing. Front gardens are generously wide with mature hedging and shrubs. Grass verges are present on each side of most roads. Mature trees line the central roads.

7. **Map 8.31: CLYDE ROAD (designated 2012) 4.3 hectares**
The area was built by a local architect (Hinton) on two field plots either side of Mill Lane (now Stafford Road). The area consists of a mix of housing sizes, but the predominant form is semi-detached. A number of roads stand out in terms of their architectural cohesiveness and well-landscaped nature, particularly St Michael's Road and Clyde Road. The fine Victorian detailing is clear, and whilst St Michael's Road stands out because the houses are alike, Clyde Road stands out because of the range of Victorian and some later Arts and Crafts styles. Whilst there has been some encroachment of parking into front gardens, this has been managed more sympathetically than elsewhere on the estate, with a proportion of gardens having been retained.

8. **Map 8.32: KING'S ROAD/BELMONT ROAD AREAS (designated 2004) 2.5 hectares**
Unlike the Queens Road/The Crescent area to the south, the properties in the Kings Road/Belmont Road area comprise uniform development of small terraced Victorian housing which represents an important area of workers housing and, consequently, an important historic development and style.

9. **Map 8.33: LONGFELLOW ROAD (designated 1988) 2.5 hectares**
Comprises mainly terraced housing built around the 1860s, interspersed within newer houses along the east side of the road. Although some of the terraced houses have been rendered, this does not detract from the character of the area. There is no tree planting along the road and vegetation is limited to that within front gardens.


10. **Map 8.34: NEWTOWN AREA (designated 1995) 9.2 hectares**
An area which is largely made up of two-storey Victorian terraced housing, the majority of which have small front gardens. Terraced houses fall into two types, those with bay ground floor windows and those finished in a traditional terraced design. Most of the original brickwork has been painted or rendered. Houses have maintained their character with most window replacements following the original designs. The only vegetation is small shrubs within some front gardens.
11. **Map 8.35: QUEEN'S ROAD / THE CRESCENT (designated 2004) 5.3 hectares**
The townscape qualities of Queen's Road/The Crescent are of a uniform style and distinctive. The area largely comprises a well maintained detached and semi-detached Edwardian development, which represents a significant period of the development of the area. The roads are also characterised by mature street trees.
12. **Map 8.36: PARK HILL ROAD AREA (designated 2003) 9.3 hectares**
Park Hill Road was developed between 1898 and 1913 and forms the central spine of this area. Generally the area is characterised by large late Victorian and Edwardian detached and semi-detached well maintained two storey family housing typical of that period and in a variety of styles. Park Hill Road itself contains predominantly semi-detached houses, whilst off Park Hill Road a number of streets, lined with mature trees, are characterised by detached houses of a similar age set in slightly wider plots. Mock-Tudor facade treatment and clay tiled roofs, together with mature landscape and well maintained gardens, are common features throughout.
13. **Map 8.37: PARK ROAD/MELBOURNE ROAD (designated 2003) 5.5 hectares**
This area abuts and is partially incorporated into Wallington District Centre. There is a rich variety of architectural styles and has examples of good quality Edwardian and Victorian architecture. The area also includes the most concentrated group of Victorian properties in Wallington. In the Park Road area houses are mostly detached whilst, in the Melbourne area, houses are more semi-detached in nature.
14. **Map 8.38: PINE WALK (designated 2012) 17.5 hectares**
The Pine Walk area has unique landscape characteristics, although its overall character and high townscape value also make an important contribution. The area contains the only example of this kind of road layout in the borough and the landscape setting is of exceptional quality. The spacious layout of the development allows views into, and frames, the northern boundary of the Green Belt. Historic maps show that the area formed part of another Warren and a field called The Gallop.
15. **Map 8.39: SANDY LANE/UPPER ROAD AREA (designated 1988) 8.7 hectares**
This area comprises of large terraced Victorian/Edwardian houses. To the west side the roads are heavily lined with mature Lime trees and the front gardens have mature shrubs. To the east, around Beddington Grove, tree planting is sparse and more recent.
16. **Map 8.40: SPRINGFIELD ROAD/GROSVENOR ROAD (designated 2003) 4.1 hectares**
The Springfield Road/Grosvenor Road area lies adjacent to Wallington District Centre and consists of a number of residential properties of a similar character. It is a fairly unified area with much historical and architectural interest. The area also benefits from having a number of

individual buildings which are currently being considered for Local Listing. The Grosvenor Road area comprises many late Victorian properties and is primarily residential in character.

- 17. Map 8.41: ST. HELIER ESTATE (designated 2003) 53.9 hectares**
Although the design and layout of the St. Helier Estate is based on the Parker and Unwin “cottage” architectural style, in the Ebenezer Howard “Garden City” tradition, the estate has a more formal character, albeit local materials were used when possible. There are a relatively limited number of house types within the estate. The basic house is a 2-storey terrace with a low pitched roof. In addition, there are houses designed especially to fit into tight corners sites and acute angled road intersections. The spacious quality of the area is due to extensive areas of adjacent public open spaces (also designated MOL) and low rise terraces that are not intrusive within the townscape. When the estate was originally built, it was the council’s intention to provide as large an area as possible for recreation and to enhance the environmental quality of the area. It is therefore predominantly the smaller open spaces within the estate that give the ASLC its special character. These open spaces range from small incidental open spaces to ‘village greens’ and linear open spaces along Bishopsford Road.
- 18. Map 8.42: ST. JOHNS ROAD AREA (designated 1988) 2.6 hectares**
A Victorian terraced housing area with small front gardens. Most have some form of rendering, although St. Johns Road area has maintained its original brickwork. There is little or no green space other than in front of the bungalows in St. Johns Road.
- 19. Map 8.43: SUTTON HIGHFIELDS (designated 2005) 10.2 hectares**
The Sutton Highfields area has an exceptionally high townscape value and architectural quality, with little infill compared to other roads. The properties also share similar historic background, and many were built by a local builder Mr Windebank.
- 20. Map 8.44: THE RIDGE (designated 1995) 29.5 hectares**
Mainly comprises detached houses around three large open areas comprising the park, the playing fields and the school. There is some new housing, the most notable being a small estate in the centre of the area. The detached houses are large two-storey properties and have timber detailing, hung tiling and white rendering. All properties have large front gardens. Mature specimens of Birch, Sycamore, Poplar and some Pine and Spruce grow along the grass verges. The large front gardens allow for mature shrubs and further ornamental trees, giving the area its lush green appearance.
- 21. Map 8.45: VICTORIA ROAD (designated 1988) 4.4 hectares**
An area predominantly comprising Victorian terraces with small walled front gardens. The majority of the gardens are small but provide some form of planting, with mature trees and shrubs within the cartilage of the semi-detached houses.
- 22. Map 8.46: WOODCOTE AVENUE (designated 1995) 20.0 hectares**
A residential area comprising Edwardian/Victorian housing, built in the grounds of Woodcote Hall. The landscape is characterised by large gardens containing mature trees, with front boundaries defined by low level walls and mature hedgerows. Properties are spacious, giving great separation between houses. Gardens are well maintained to a high standard in both hard and soft landscaping with mature trees and shrubs. The recent extension to the area incorporates similar characteristics of the original area, although the housing has a wider variety of architectural styles with marginally smaller plot sizes.

Areas of Special Local Character Location Map

Relevant Policy P-30

 Areas of Special Local Character

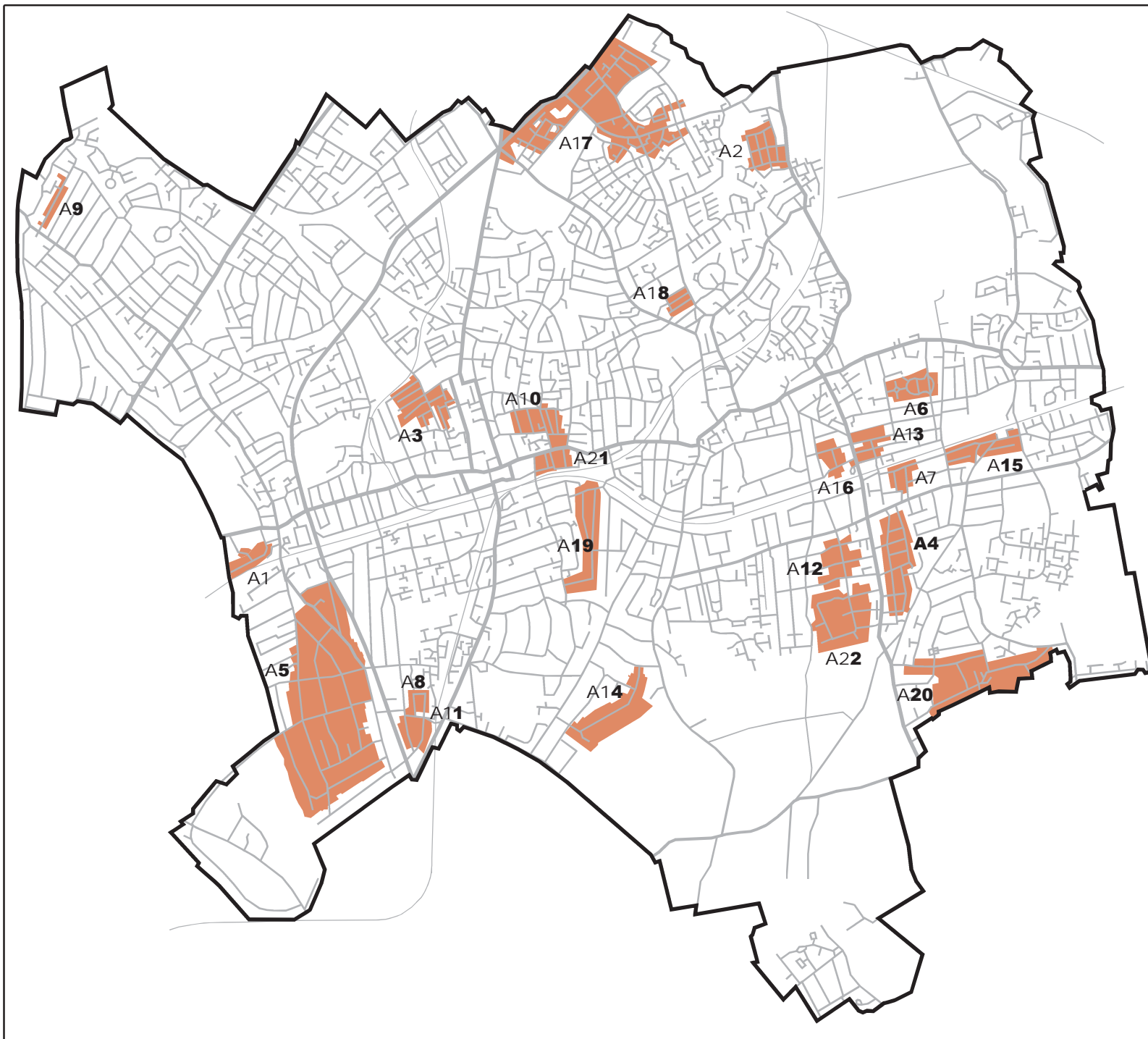
- A1 Anne Boleyns Walk
- A2 Beddington Corner
- A3 Beulah Road / Clarence Road
- A4 Blenheim Gardens/ Onslow Gardens
- A5 Burton Estates, North Cheam
- A6 Bute Road Estate
- A7 Clyde Road Area, South Wallington
- A8 Kings Road, Belmont
- A9 Longfellow Road
- A10 Newtown Area
- A11 Queens Road / The Crescent
- A12 Park Hill Road Area
- A13 Park Road / Melbourne Road
- A14 Pine Walk, Carshalton Beeches
- A15 Sandy Lane / Upper Road Area
- A16 Springfield Road / Grosvenor Road
- A17 St Helier Estate
- A18 St Johns Road Area
- A19 Sutton Highfields Area
- A20 The Ridge
- A21 Victoria Road
- A22 Woodcote Avenue

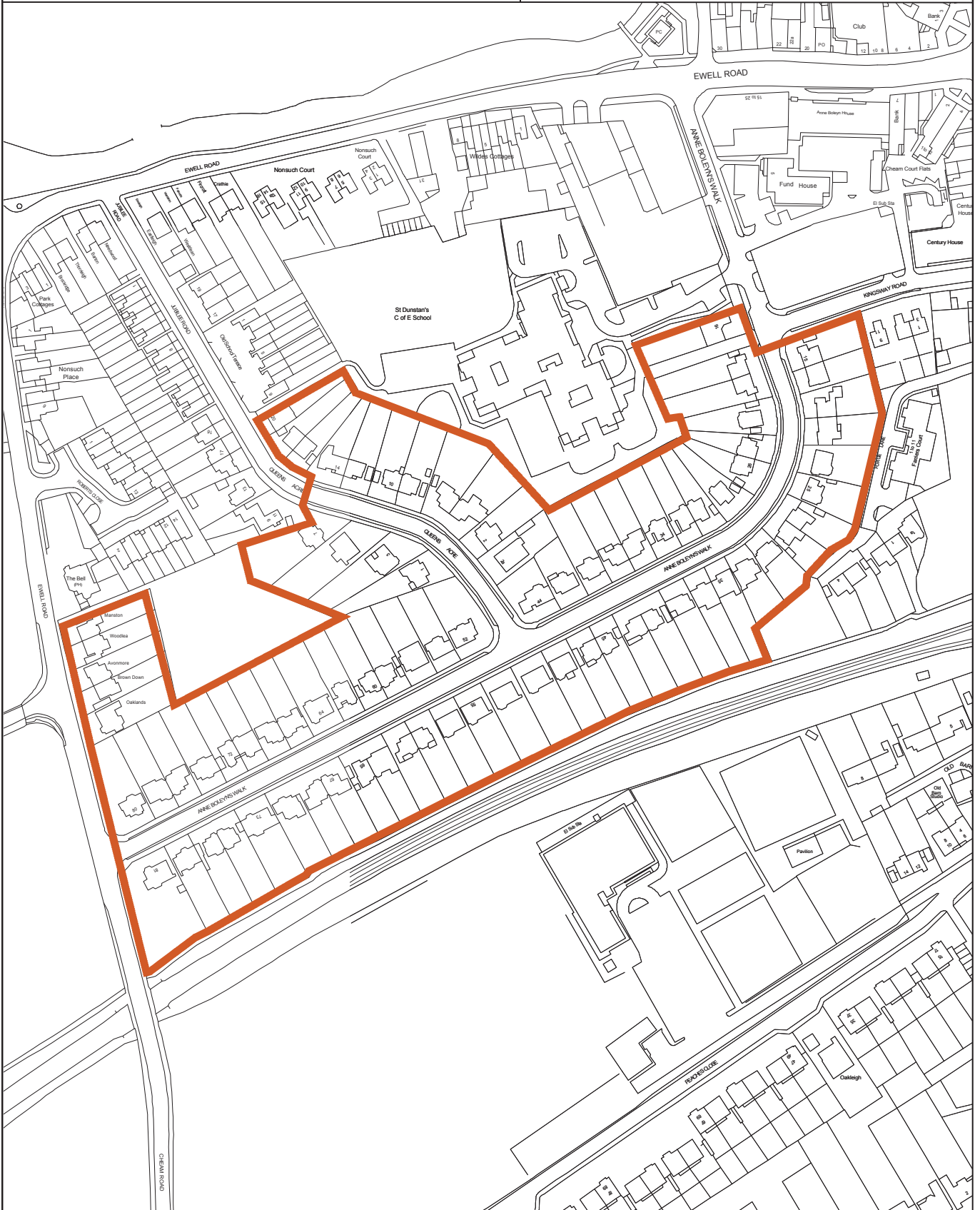


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Area of Special Local Character

Anne Boleyn's Walk



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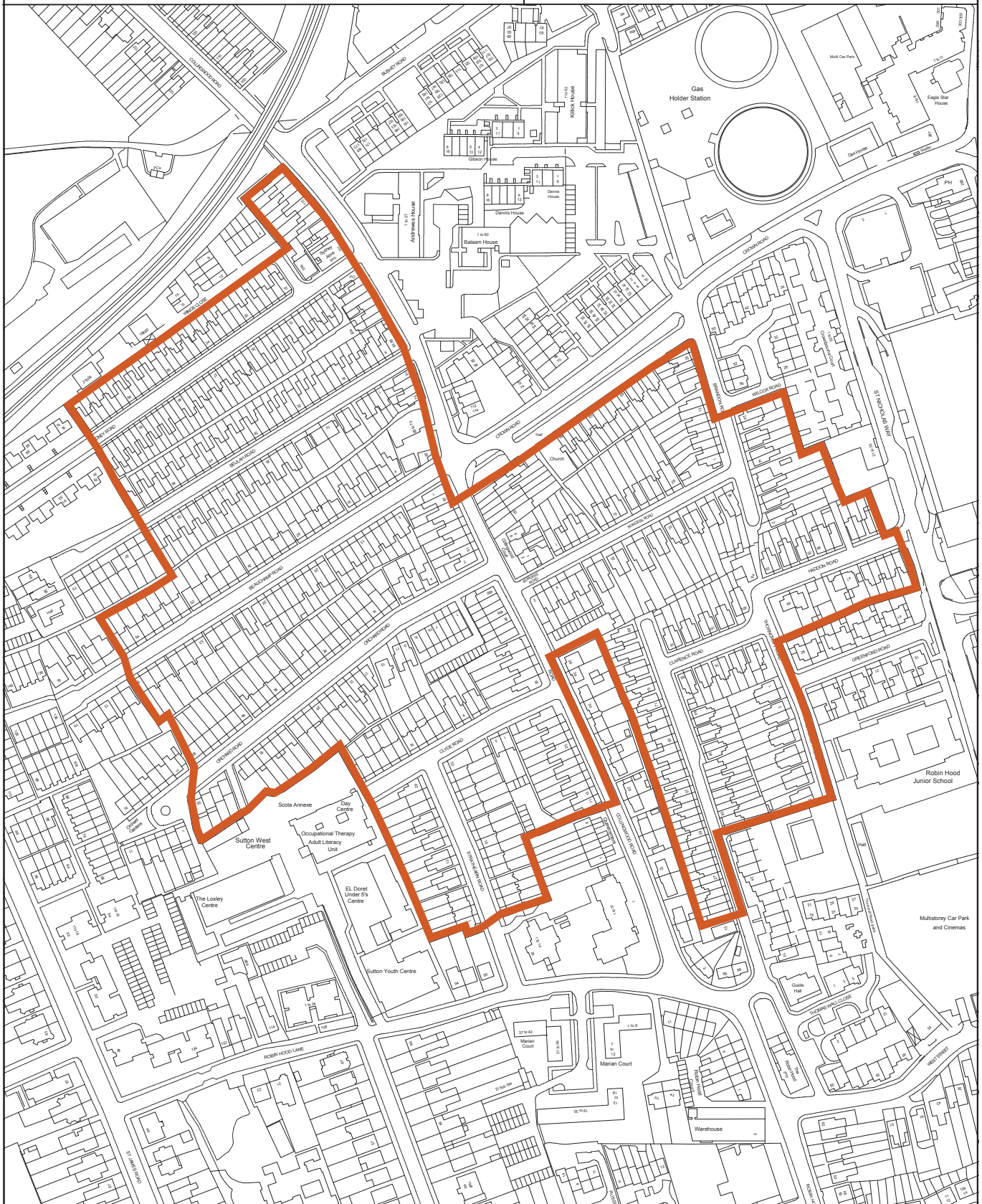
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Area of Special Local Character

Beddington Corner



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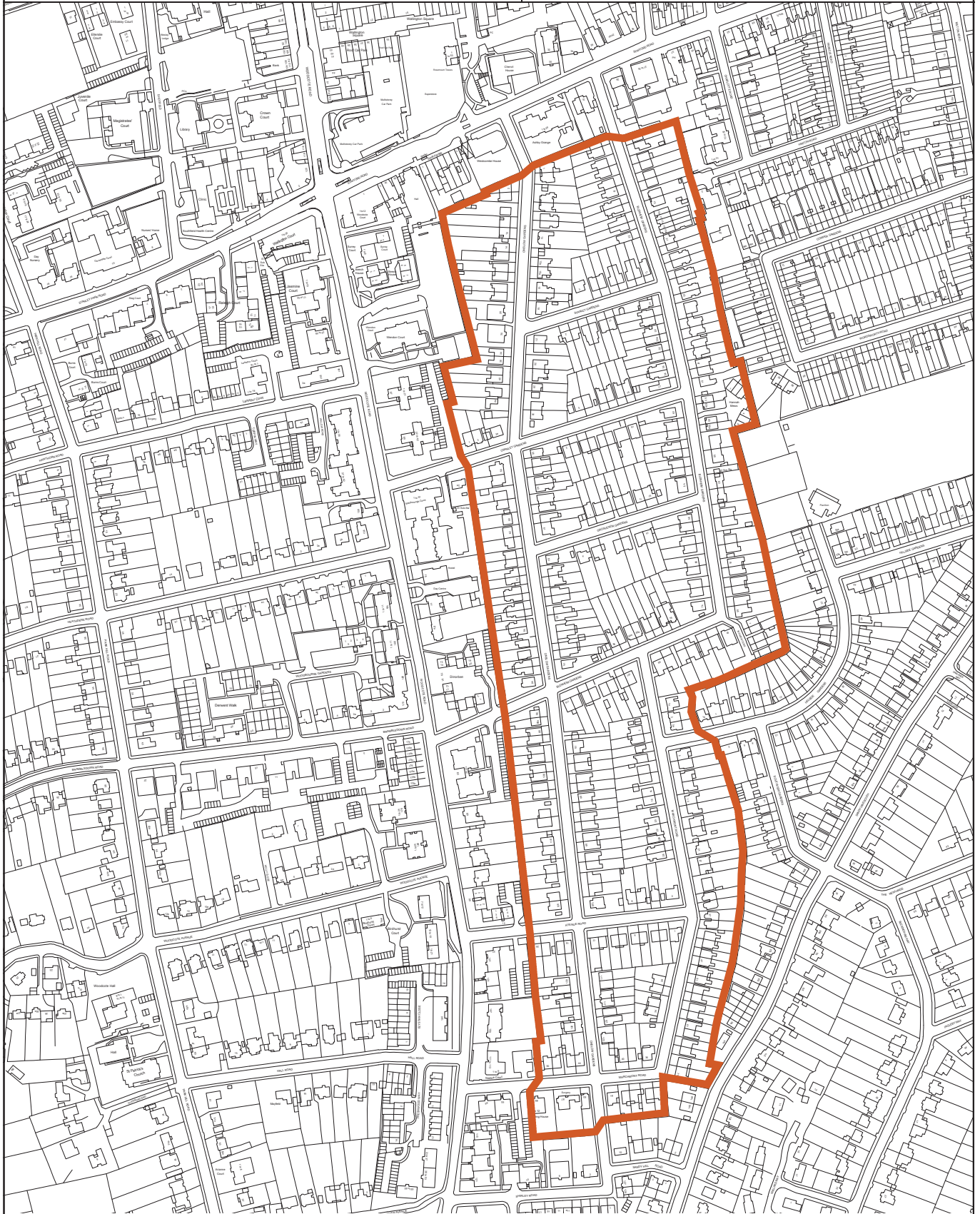
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Area of Special Local Character

Beulah Road / Clarence Road



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Area of Special Local Character

Blenheim Gardens / Onslow Gardens



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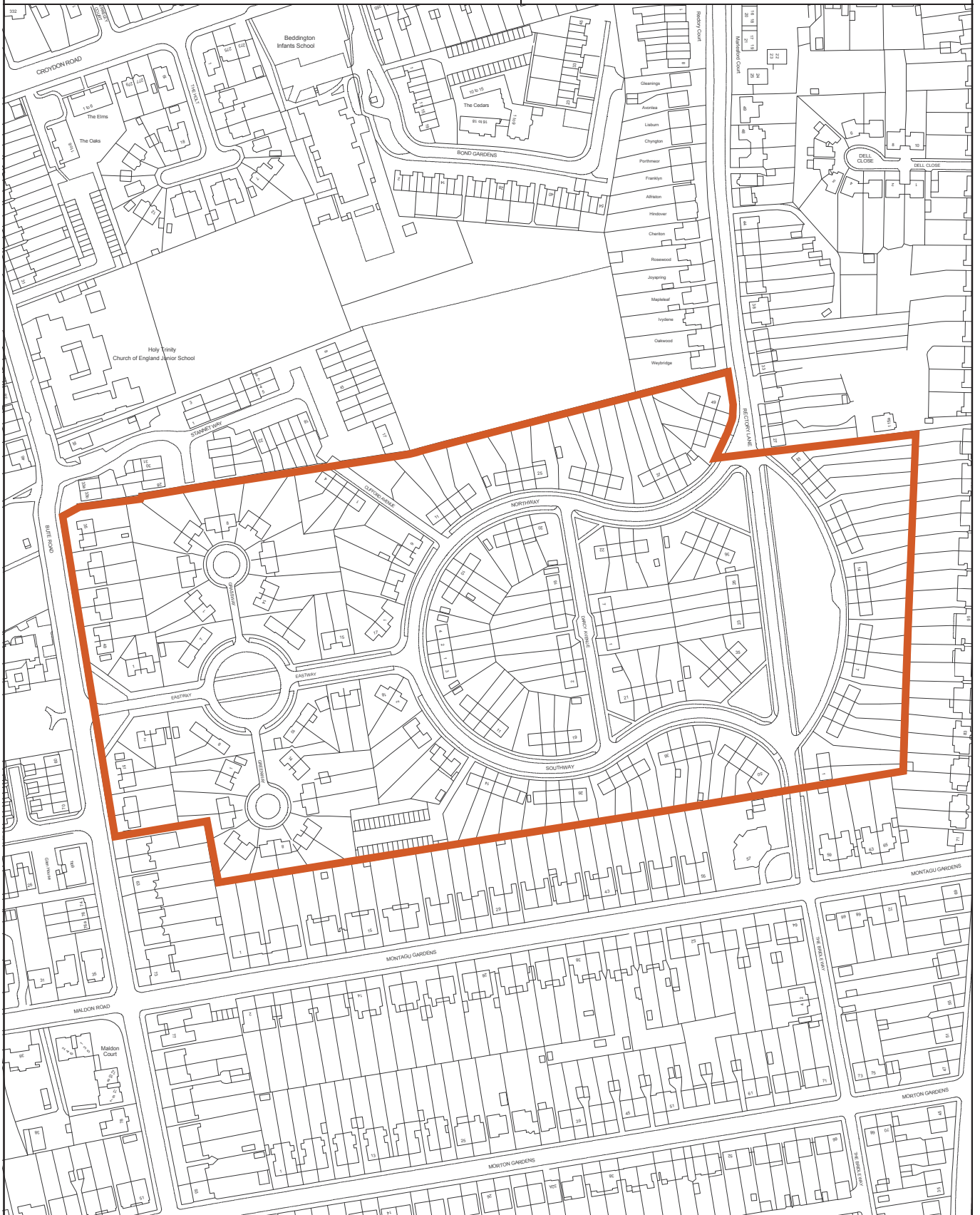
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Area of Special Local Character

Burton Estates



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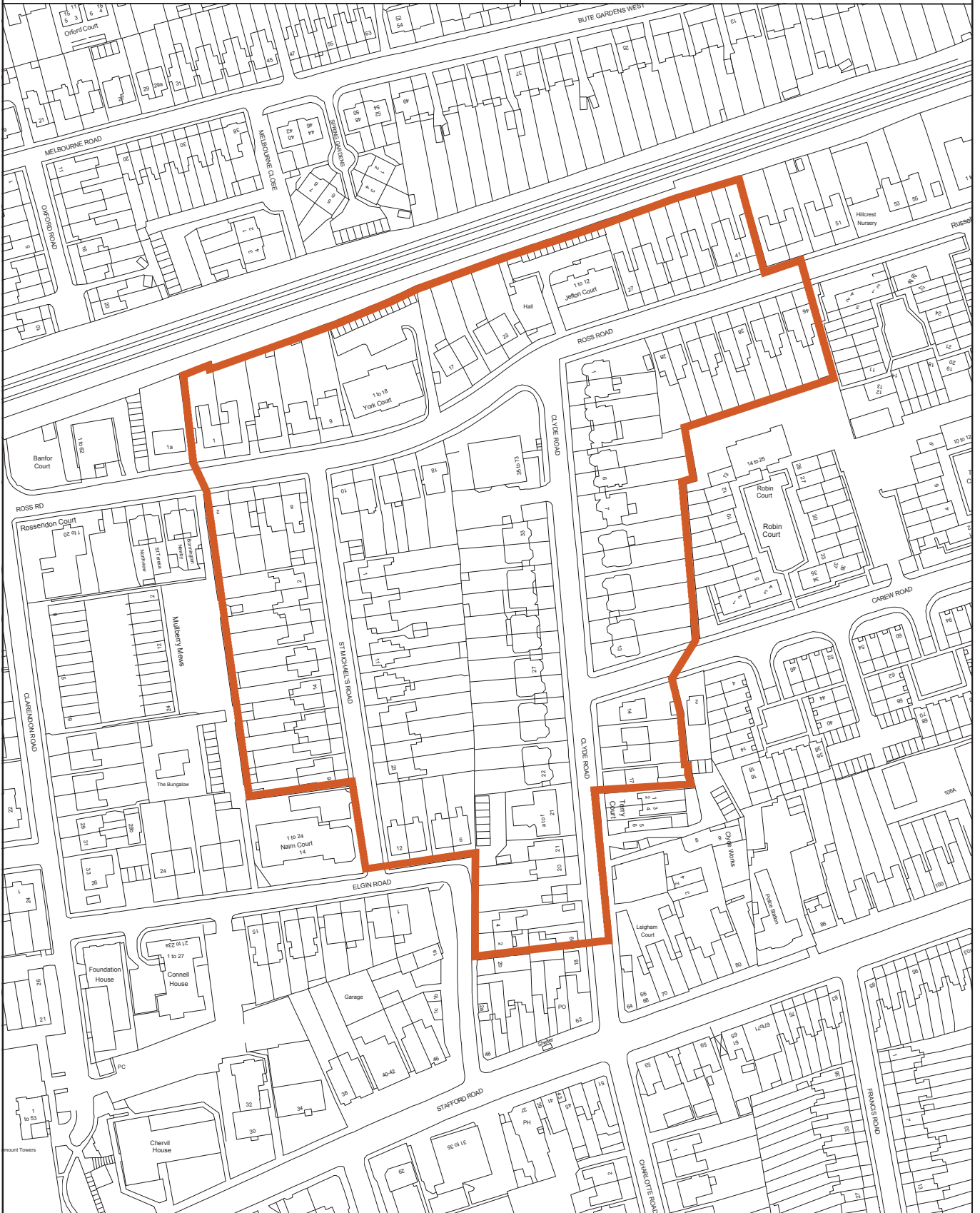
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Area of Special Local Character

Bute Road Estate



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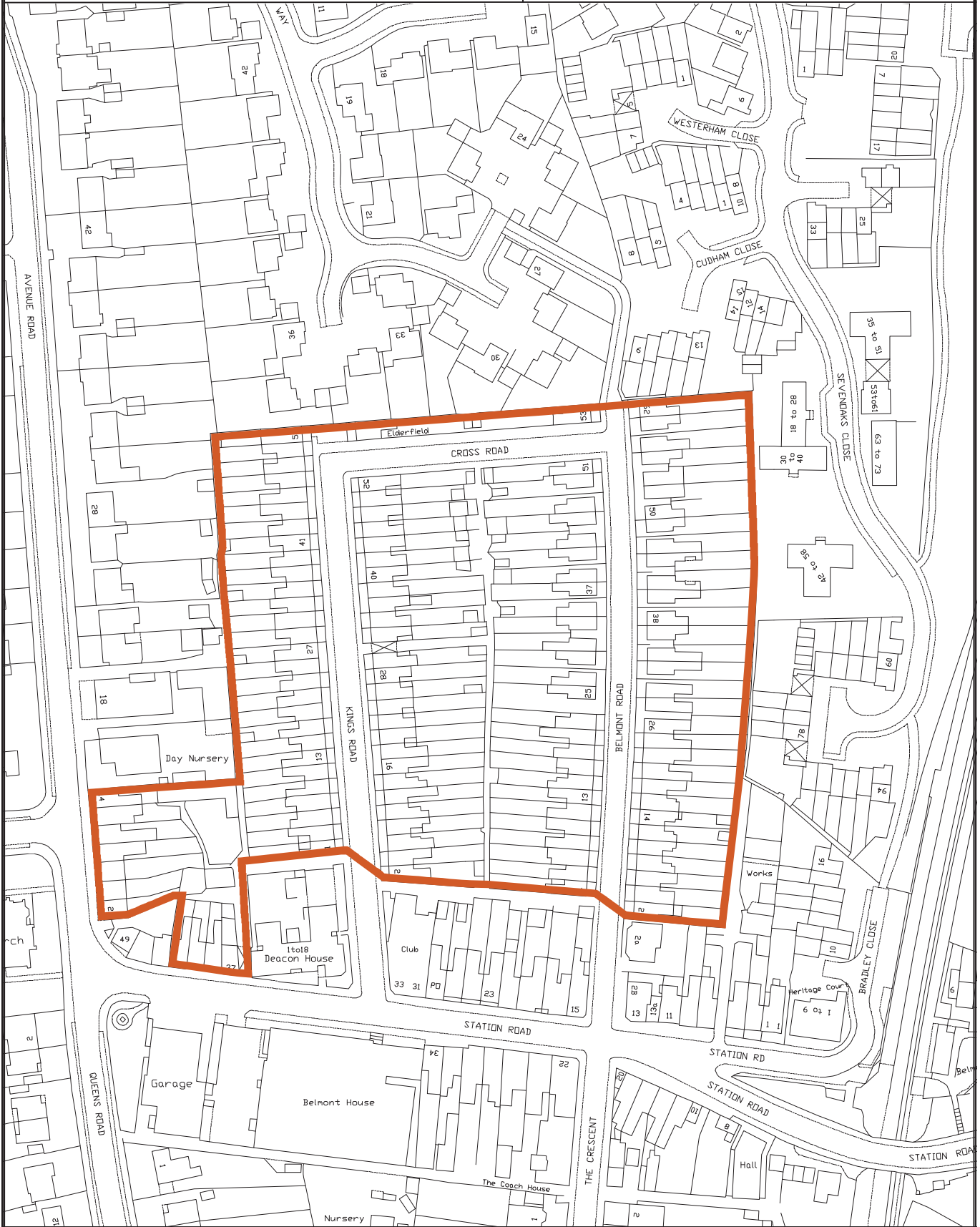
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Area of Special Local Character

Clyde Road Area



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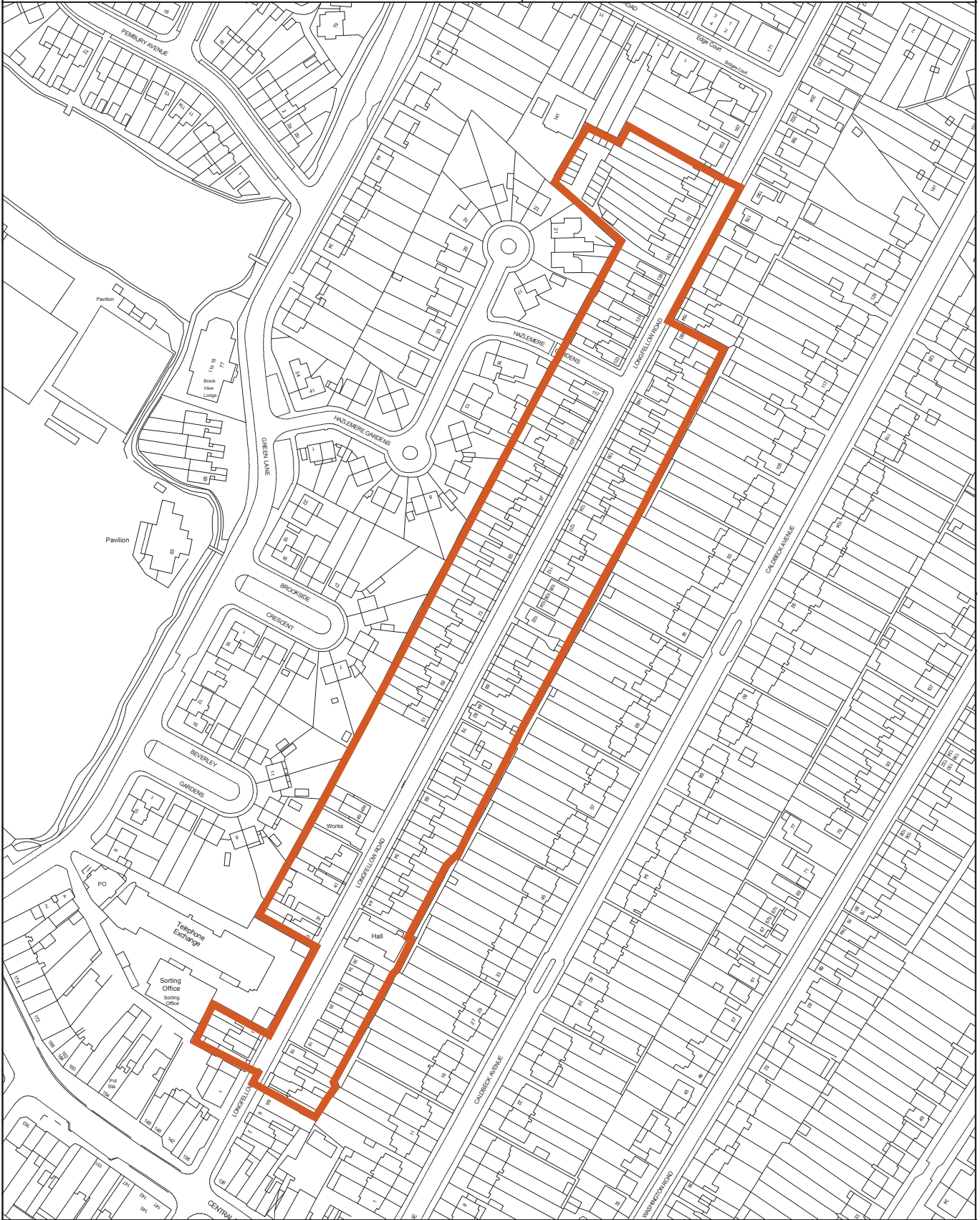
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Area of Special Local Character

Kings Road, Belmont



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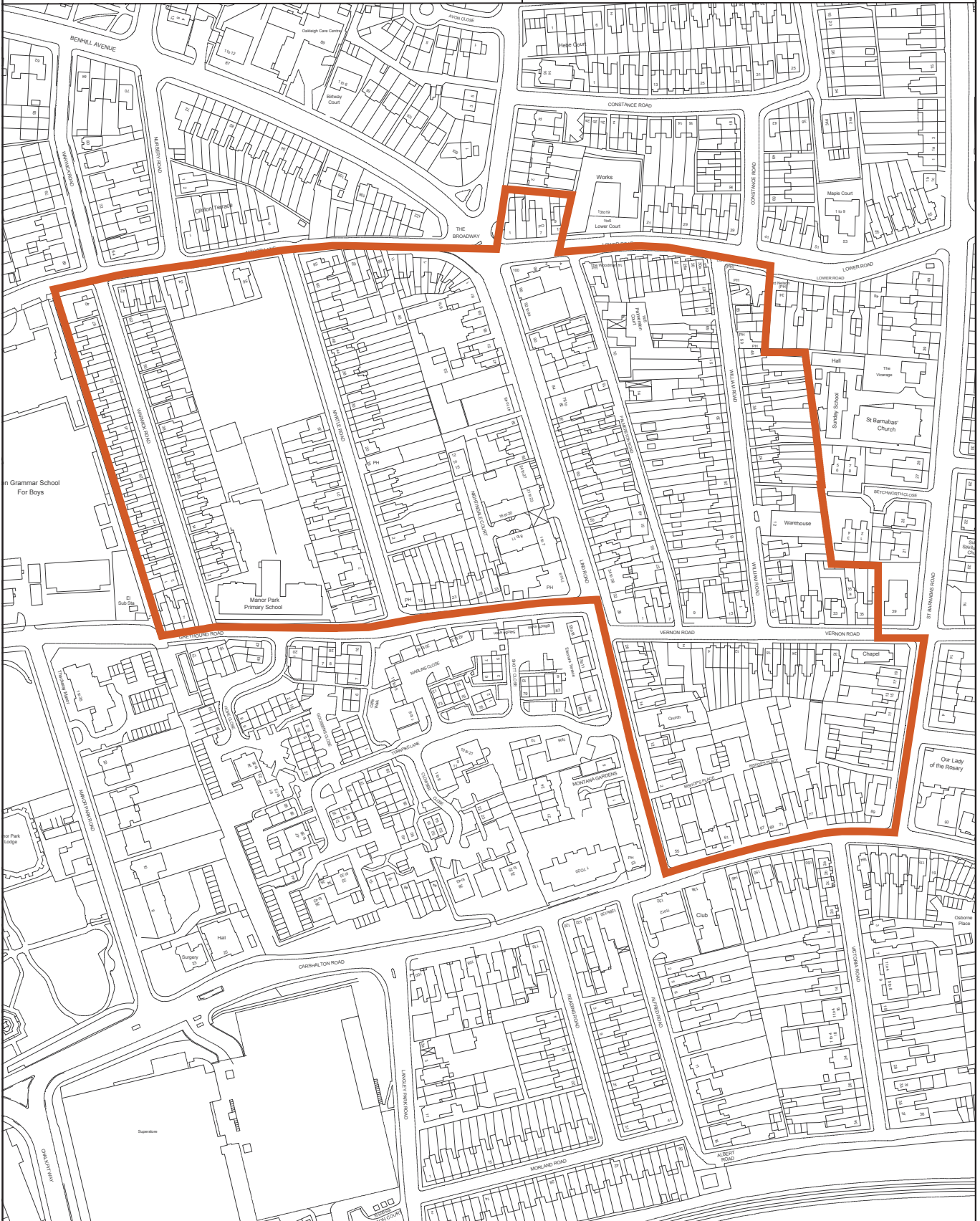
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Area of Special Local Character

Longfellow Road



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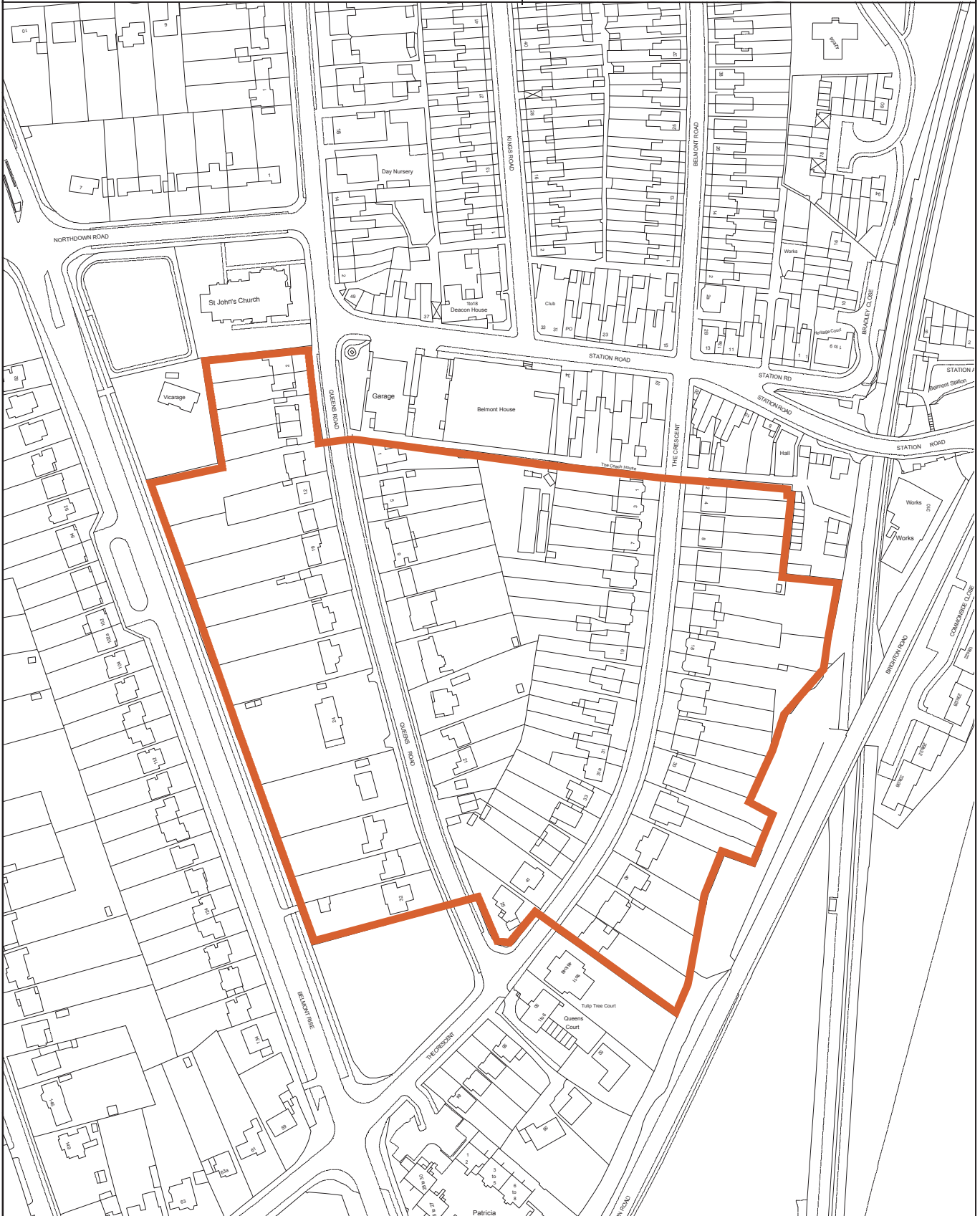
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Area of Special Local Character

Newtown



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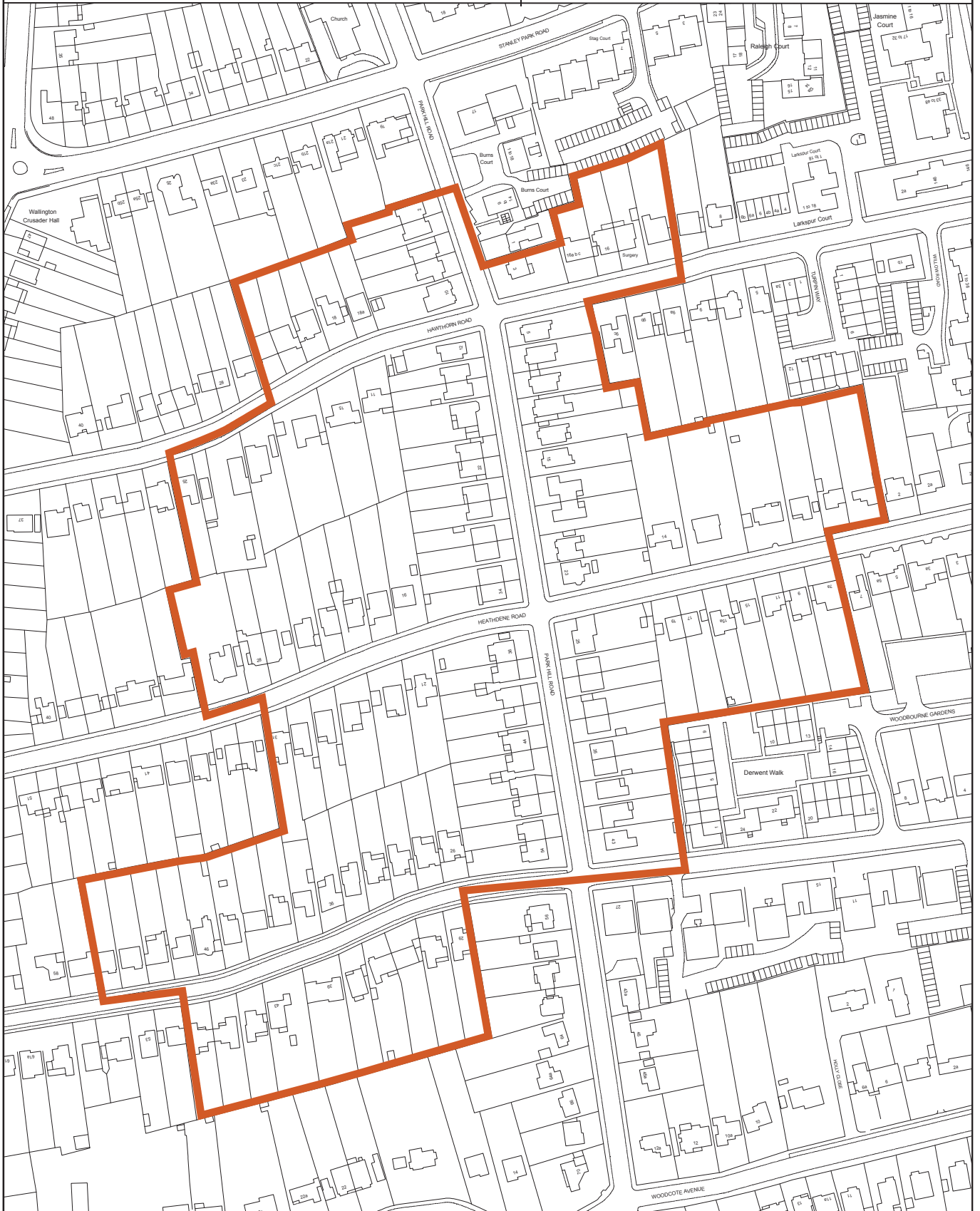
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Area of Special Local Character

Queen's Road / The Crescent



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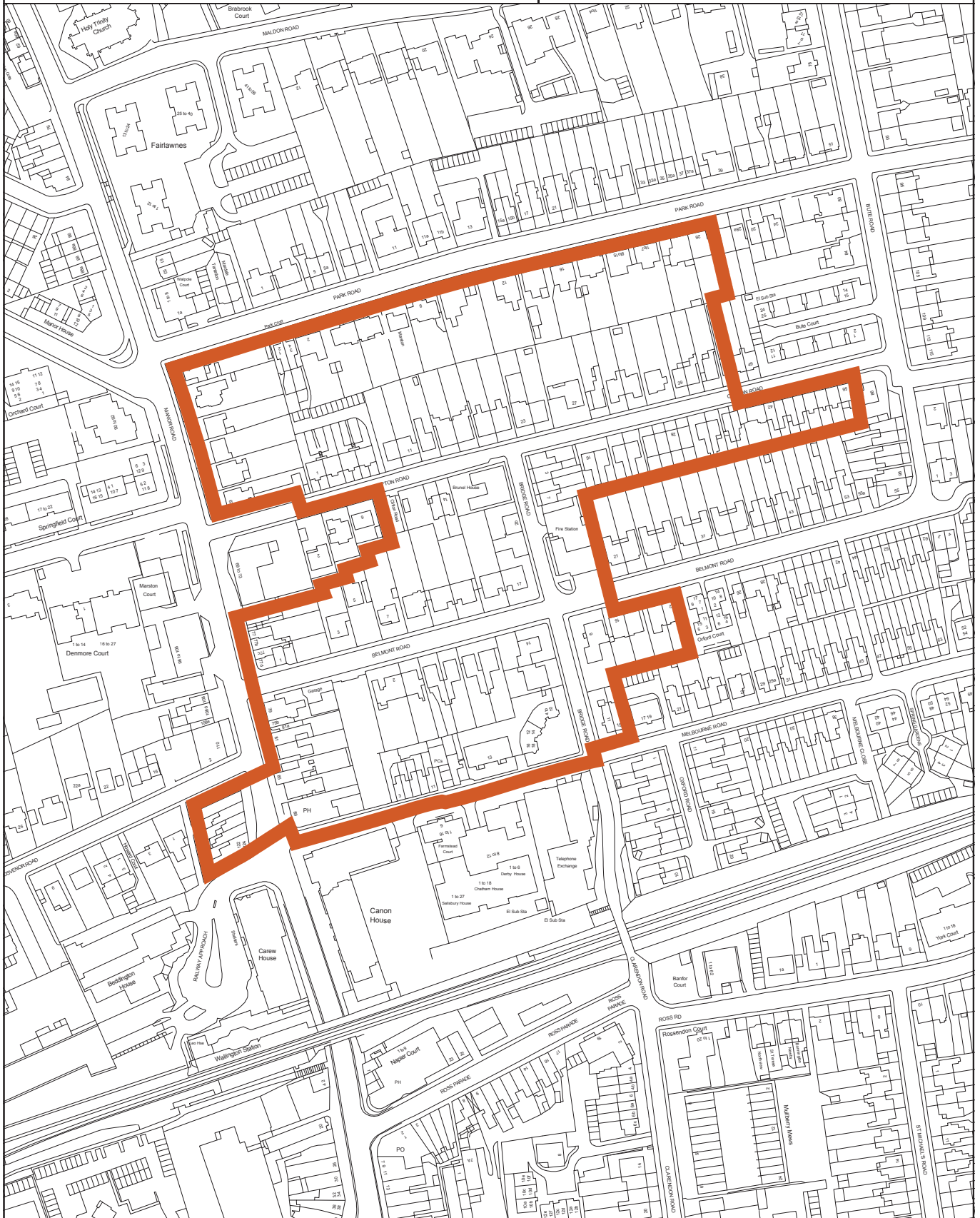
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Area of Special Local Character

Park Hill Road



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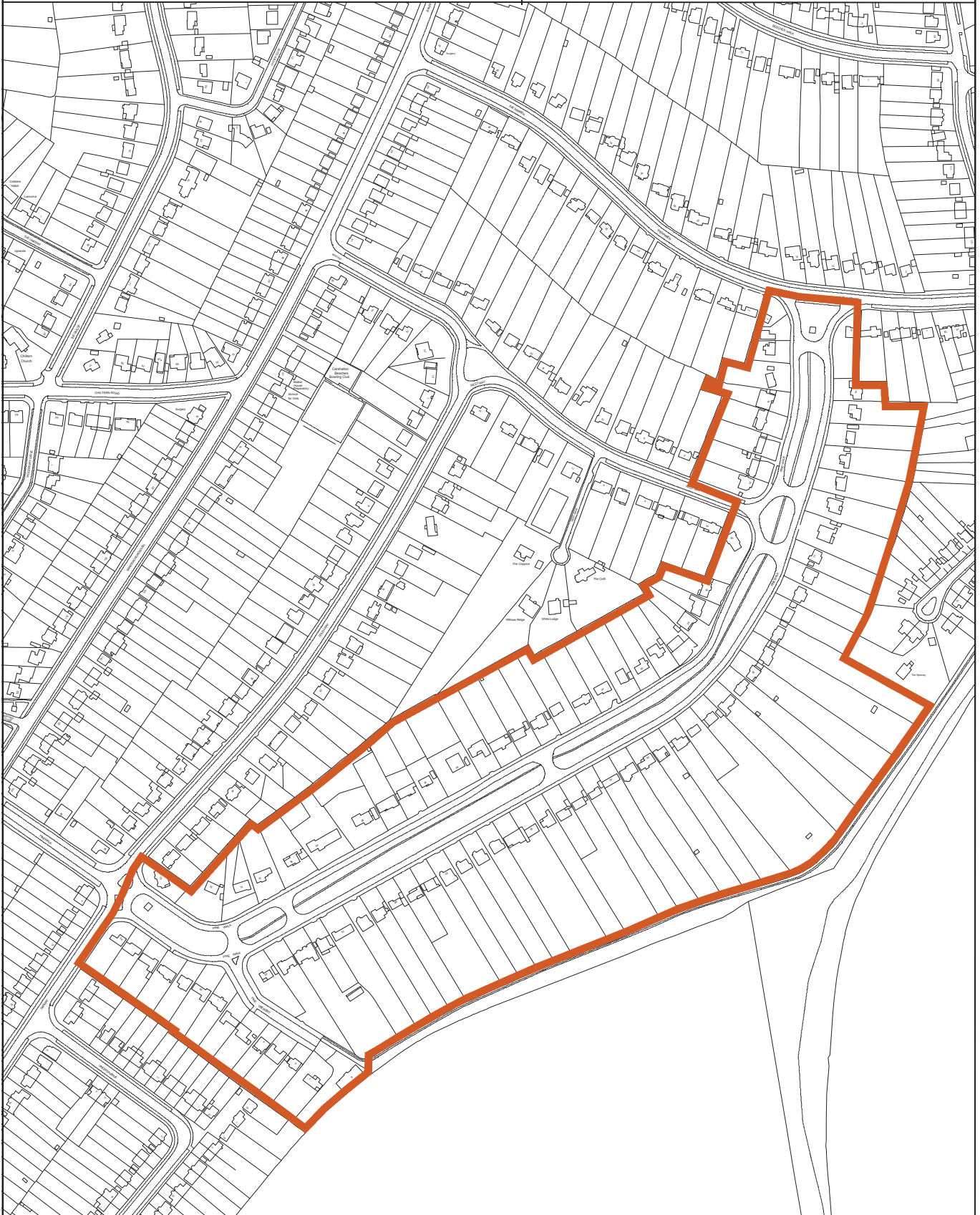
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Area of Special Local Character

Park Road / Melbourne Road



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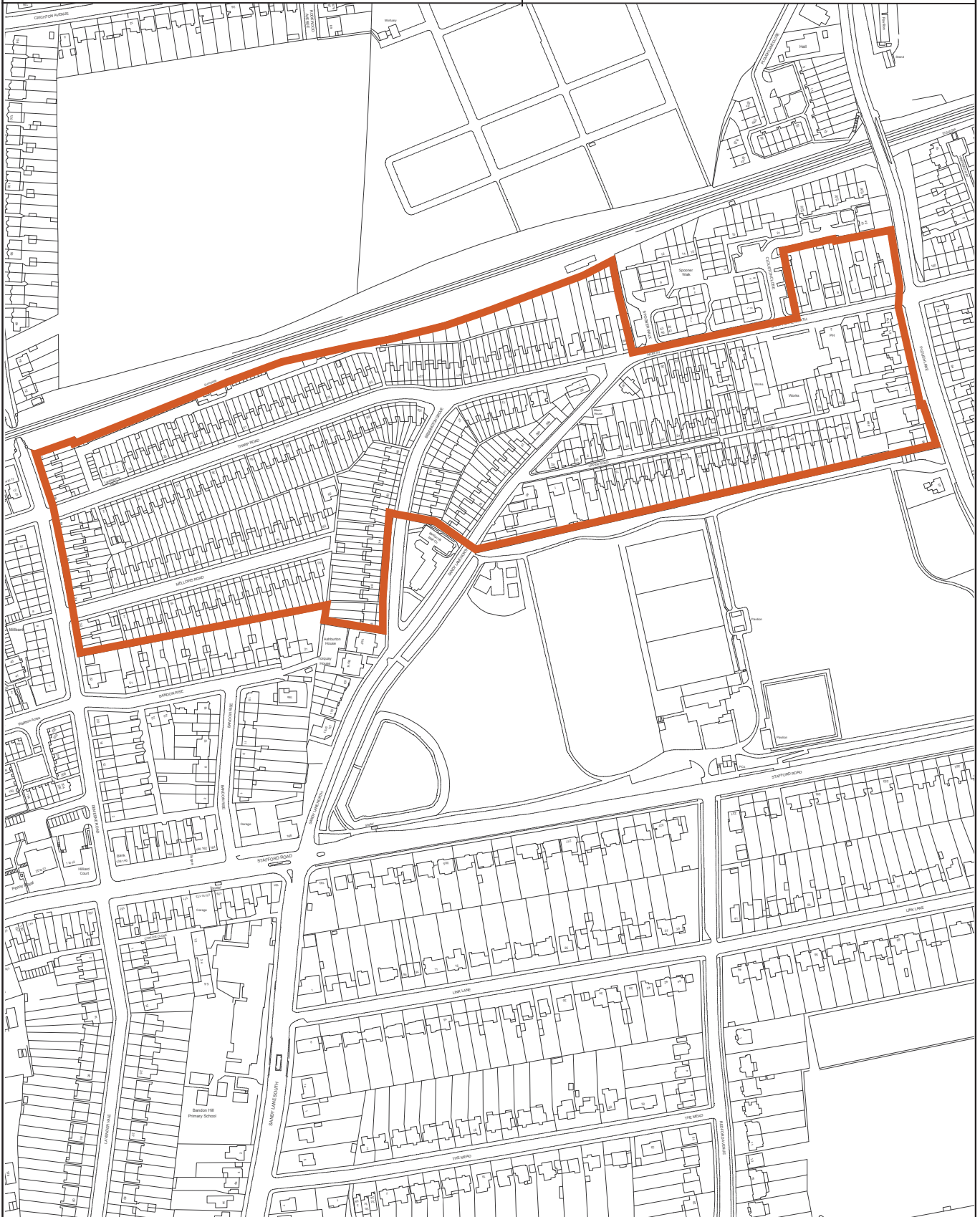
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Area of Special Local Character

Pine Walk



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Area of Special Local Character

Sandy Lane / Upper Road



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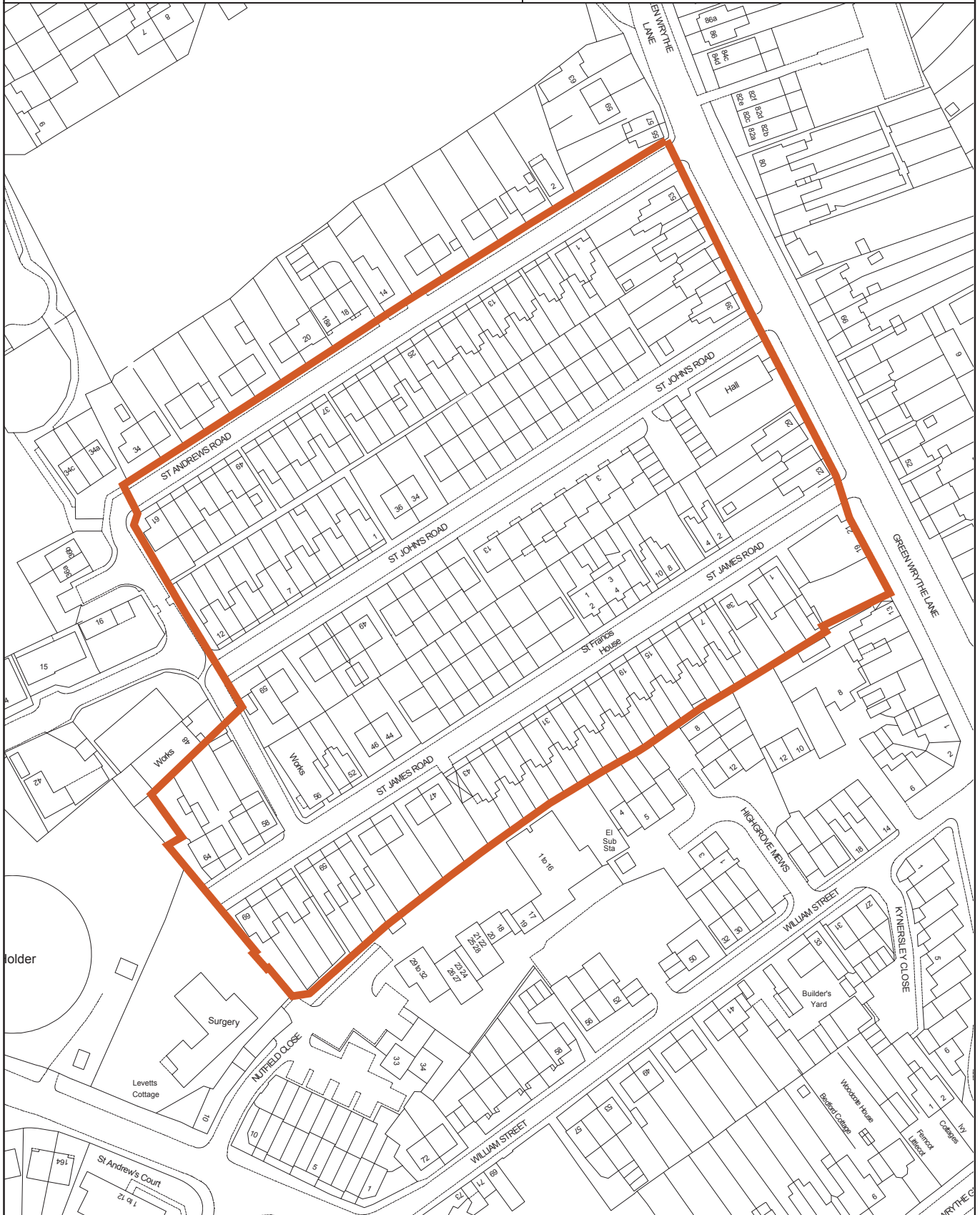
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Area of Special Local Character

Springfield Road / Grosvenor Road



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Area of Special Local Character

St John's Road



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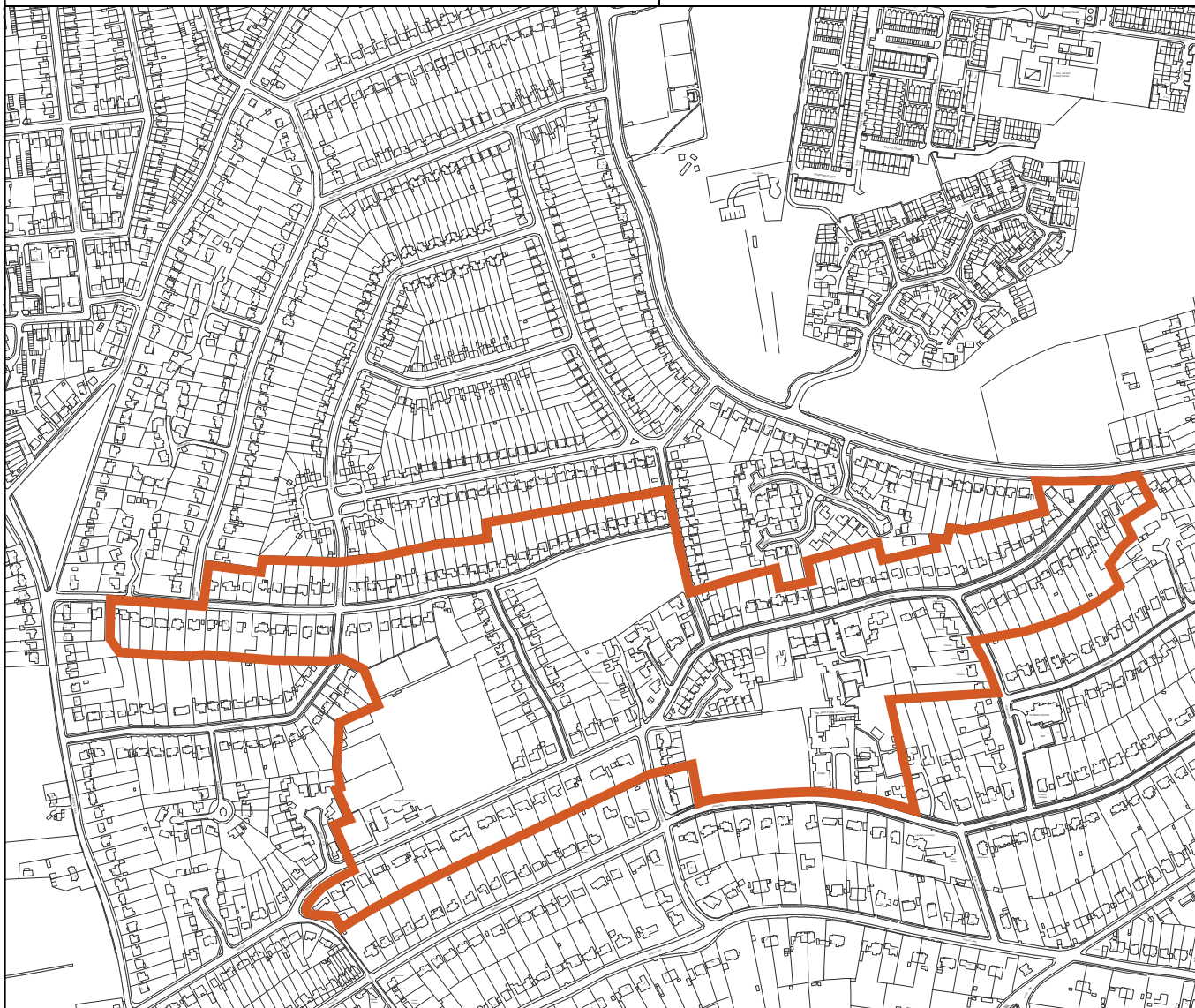
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Area of Special Local Character

Sutton Highfields



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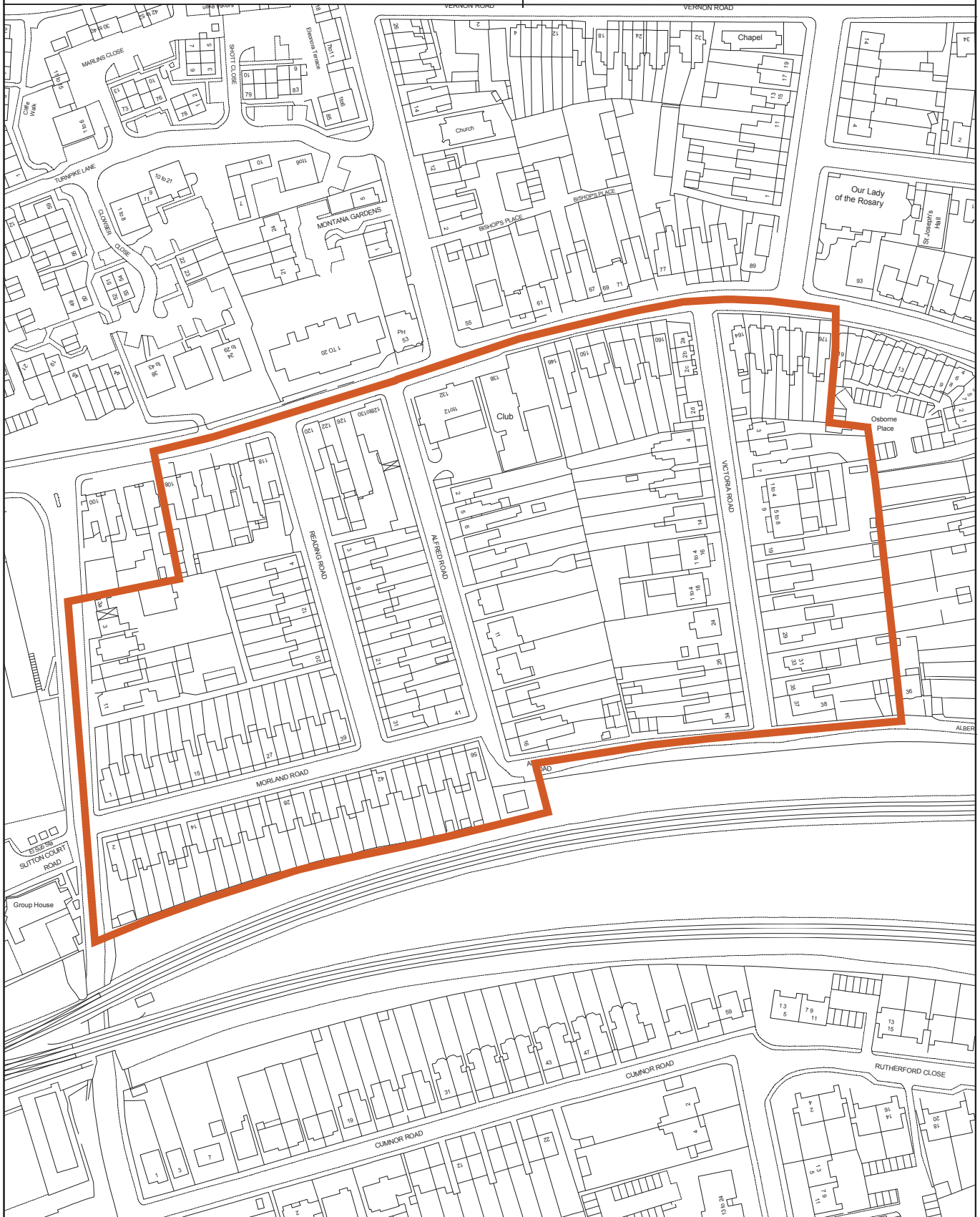
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Area of Special Local Character

The Ridge



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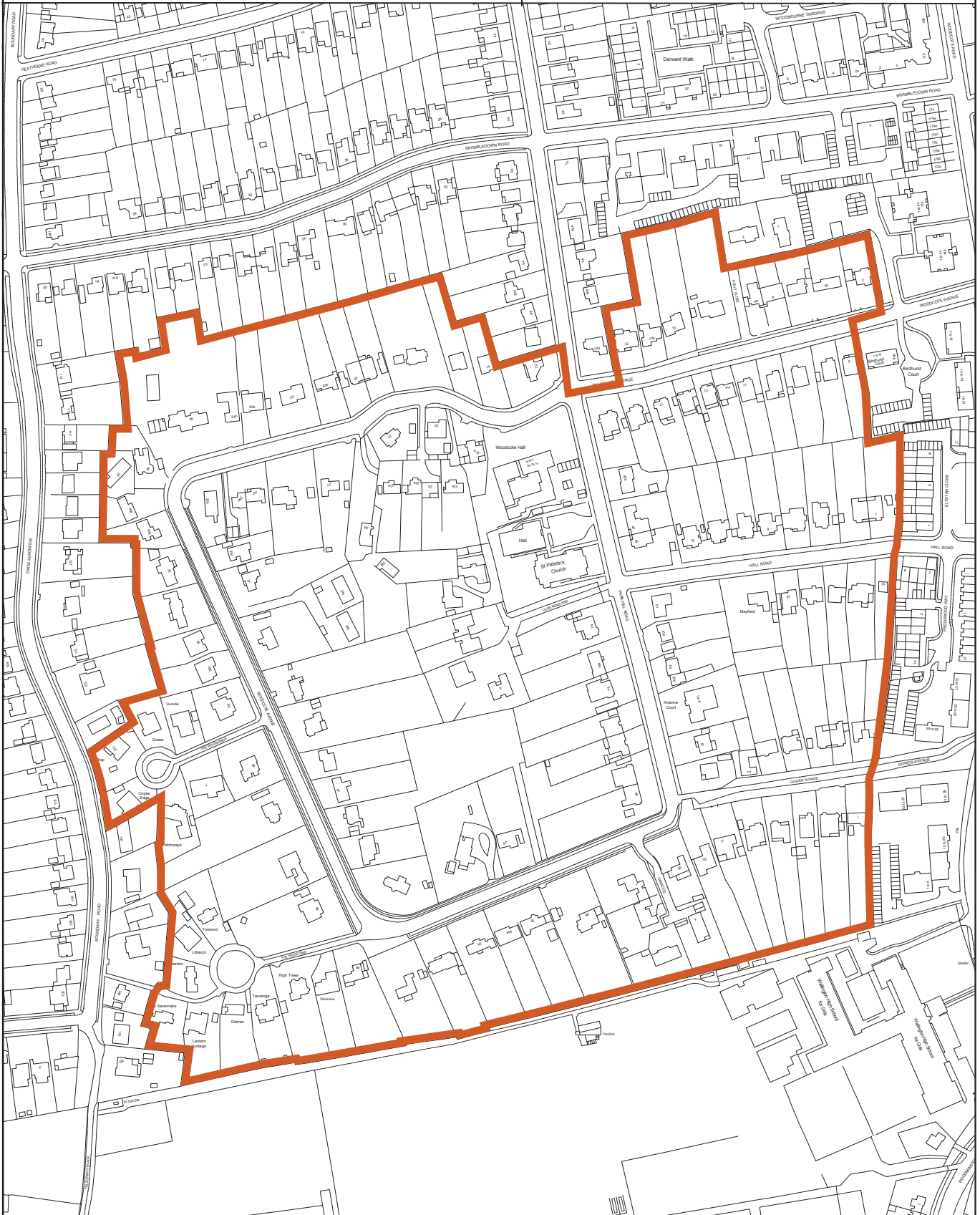
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Area of Special Local Character

Victoria Road



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Area of Special Local Character

Woodcote Avenue

SCHEDULE 8.G: SCHEDULED ANCIENT MONUMENTS

Map	Scheduled Ancient Monuments	Page
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SCHEDULE 8.G: SCHEDULED ANCIENT MONUMENTS

No	Scheduled Ancient Monument	Committee Area
1	Dovecote, Beddington Park	Beddington and Wallington
2	Milestone, 135 Cheam Road, Cheam	Sutton
3	Milestone, Brighton Road, Sutton	Sutton South, Cheam and Belmont
4	Milestone, Sutton High Street	Sutton
5	Late Bronze Age enclosure, former Queen Mary's Hospital grounds, Carshalton Beeches	Carshalton and Clockhouse
6	Roman Villa, east of Beddington Park	Beddington and Wallington

Map 8.47

Relevant Policy P-30

Scheduled Ancient Monuments Location Map

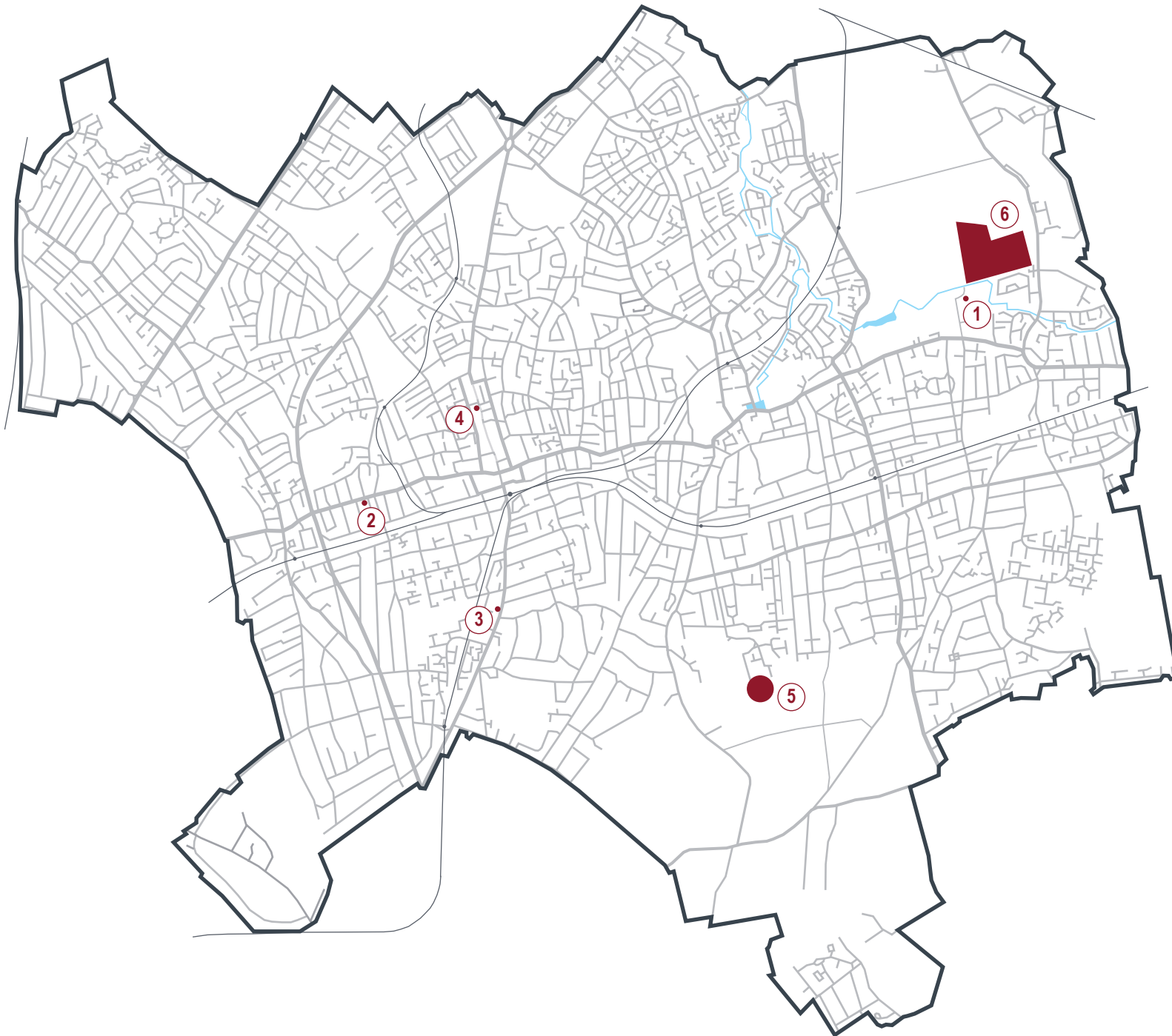
1. Dovecote, Beddington Park
2. Milestone, 135 Cheam Road, Cheam
3. Milestone, Brighton Road, Sutton
4. Milestone, Sutton High Street
5. Late Bronze Age enclosure, former Queen Mary's
6. Roman Villa, east of Beddington Park



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APPENDIX 9

ARCHAEOLOGY

Archaeological Priority Areas

SCHEDULE 9.A: ARCHAEOLOGICAL PRIORITY AREAS

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SCHEDULE 9.A: ARCHAEOLOGICAL PRIORITY AREAS

Upper Paleolithic / Mesolithic Communities

- 1. NORTH DOWNS FRINGE AND SPRINGLINE (EH Ref. APA1)**
The strip of exposed Thanet / Woolwich / Reading beds and the immediately adjoining terrace gravels at the foot of the Downs offers greatest potential in the borough for well preserved early prehistoric sites.
- 2. WANDLE ALLUVIUM (APA2)**
Early post-glacial remains have been found in peat exposed along the Wandle Valley including at Carshalton and the former Wandle Valley Hospital site.

Late Prehistoric Communities

- 3. QUEEN MARY'S HOSPITAL (APA3, SAM93)**
Late Bronze Age enclosure on an outlier of Thanet Sand on a dip slope of chalk downs near Carshalton. This is one of the largest known Late Bronze Age circular enclosures in south-east England and is a Scheduled Ancient Monument. Evidence exists that its importance extended beyond a mere domestic site. Nearby is an early Iron Age settlement.

4. **WANDLE GRAVELS (APA4)**
Extensive and regular field boundaries have been encountered across the gravel terraces filling the Wandle Valley, which are occasionally associated with small unenclosed domestic sites. These field systems reveal prehistoric land division and provide an insight into contemporary social and territorial organisation.

Late Iron Age, Roman and Early Anglo-Saxon Communities

5. **BEDDINGTON ROMAN VILLA (APA5)**
A succession of buildings from the late Iron Age and Roman period have been found, suggesting occupation until about AD400. Earliest structures include at least one roundhouse and a post-built aisled barn.
6. **BANDON HILL ROMAN CEMETERY (APA6)**
The modern cemetery coincides with a Roman cemetery. Cremation burials have been discovered during excavation for recent internments.
7. **BEDDINGTON ANGLO-SAXON CEMETERY (APA7)**
A mixed rite cemetery has been located about 350 metres south of the Beddington Villa between the Roman villa and cemetery. Inhumation and cremations reveal an extensive cemetery used for internment between the 5th and 7th centuries. Associated burial goods include spears, shields and jewellery.
8. **STANE STREET (APA8)**
Roman Stane Street was part of the arterial system and connected London with the Sussex coast. This is an early cultural topographic feature, which is still in use today as the A24 road and forms part of the borough boundary.
9. **MERE BANK (APA9)**
Despite the widespread impact of recent development, some sections of Mere Bank survive as an earthwork defining the historic division between Sutton and Croydon and is still the local administrative boundary. It has been suggested that this is the line of the Roman road connecting London with Brighton. It has probably been an important landmark since the Anglo-Saxon period.

Medieval and Later Historic Communities

10. **WALLINGTON (APA10)**
The *Wal* element of the Saxon place name suggests a Celtic enclave, which, along with the fact that Wallington is adopted as the name to the local Hundred of the County of Surrey and its status as a former Royal Estate, raise the significance of what otherwise appears to be a modest historic settlement. The early medieval settlement appears to occur on land enclosed by two converging tributaries of the Wandle, a location also possibly favoured by an earlier Iron Age community. There is evidence of several medieval buildings, including two mills, three major houses including the Manor House and Old Manor House, and a chapel. The remains of several 17th century cottages have also been found.

11. BEDDINGTON (APA11)

The Saxon place name is apparently derived from 'Bedda's settlement'. The Domesday Book refers to two mills and a church, probably the original foundation of St. Mary's. Two stone sarcophagi found in the churchyard of St. Mary's reveal the presence of a Roman cemetery on the rising land south of the Roman Villa. The two manors of Beddington were united before 1390 under Nicholas Carew, and the Carews subsequently dominated the parish and built Carew Manor House within extensive grounds. An exceptional number of large 17th and 18th century houses are recorded in the 1820 plan of Beddington, located to the east of Carew Manor near the River Wandle. Camden House survives but most have been demolished.

12. CARSHALTON (APA12)

Carshalton probably derives its name from its location as the 'settlement by the spring' and has a complex early manorial history. Initially there were five manors, which were combined by the time of Domesday. The sites of later houses can be identified as the likely holdings of the original five manors. All Saint's Church appears to have been founded in the 12th century. During the 17th, 18th and 19th centuries the reputation of Carshalton's springs resulted in the construction of an exceptional number of large houses, many of which have now been demolished.

13. SUTTON (APA13)

The place name refers to an Anglo-Saxon 'southern farmstead' and was held by Chertsey Abbey from the 7th or 8th century. St. Nicholas Church was probably founded in the early medieval period. In 1537 the estate passed from Chertsey Abbey to Nicholas Carew of Beddington and subsequently changed hands frequently. There may also have been a sub-manor known as Hall in the late middle ages.

14. CHEAM (APA14)

The name refers to the 'village by the stumps' and probably alludes to woodland clearance carried out by 6th century Anglo-Saxon settlers. Two estates are recorded, namely East Cheam Manor, located near Gander Green Road, and West Cheam Manor close to the site of the medieval church of St. Dunstan (founded in 6th century). Cheam was an important centre of the north Surrey pottery industry in the 13th to 15th centuries, based on the availability of clay from the local exposures of the Reading beds. A number of kilns have been excavated south of the High Street. The construction of Nonsuch Palace in 1538 changed the role of Cheam to one of service provider to the Royal Palace. Many 17th and 18th century timber-framed cottages survive along the west side of Cheam Broadway and Malden Road and the south side of Park Lane, including the 16th century timber-framed Whitehall.

15. WOODCOTE (APA15)

The medieval village at Woodcote was part of the Beddington estate established on the downland plateau. By the 16th century, the village had been abandoned. Surviving historic farm estates might prove important residual aspects of this abandoned settlement.

Post-Medieval Water-Powered Industry

16. WANDLE MILLS (APA16)

There is considerable speculation concerning the precise location of the mills referred to in the Domesday Book. Post-medieval water mills are associated with each of the historic settlements located along the Wandle. A number of the Wandle mills were built to the design of John

Smeaton, a leading mill engineer of the period and are important examples of 18th century technological developments. A wide range of products were manufactured locally, including copper, iron, snuff, paper and flour.

Historic Estates, Parks and Gardens - the Suburban Legacy

17. CAREW MANOR AND BEDDINGTON PARK (APA17)

Carew Manor was constructed in 1370 on a large moat island, possibly on the site of an earlier house. The surviving great hall has a hammer beam roof constructed in 1500. The grounds are famous as the first place in England to grow oranges. Formal gardens set out in the 17th and 18th centuries included waterworks, an orangery and a dovecote (SAM 93). Beddington Park is a remnant of the medieval and Tudor deer park formed when a number of medieval estates were combined, and provides a parkland setting for Carew Manor and its more formal grounds.

18. CARSHALTON HOUSE (ST. PHILOMENA) AND GARDENS (APA18)

The existing mansion was built in 1696 on what is probably the site of one of Carshalton's early manor houses. Some evidence of earlier buildings has been found during the construction of classrooms for St. Philomena's School, which now occupies the house. The grounds were laid out by Sir John Fellows between 1716 and 1720.

19. MASCAL (CARSHALTON PARK HOUSE) AND CARSHALTON PARK (APA19)

Probably one of Carshalton's original manorial estates. The earlier buildings were replaced in the 18th century by a modest new house which was demolished in 1926. Formerly a medieval deer park attached to Mascall, Carshalton Park includes the remains of early 18th century garden design and early industrial features. A canalised water course and grotto are dated 1720, whilst earthworks known as the Frying Pan and Hogpit appear to be fishponds or quarries respectively, later used to control the flow of water to the canal and mills lower down stream.

20. STONE COURT AND THE GROVE (APA20)

The Grove was constructed between 1820-1840 on the site of the medieval Stone Court. Remains of the 18th century gardens are likely to occur along with the extensive 19th century gardens which included heated glasshouses, a fernery, a brick-built watercress bed and a mushroom house.

21. THE GRANGE, WALLINGTON (APA21)

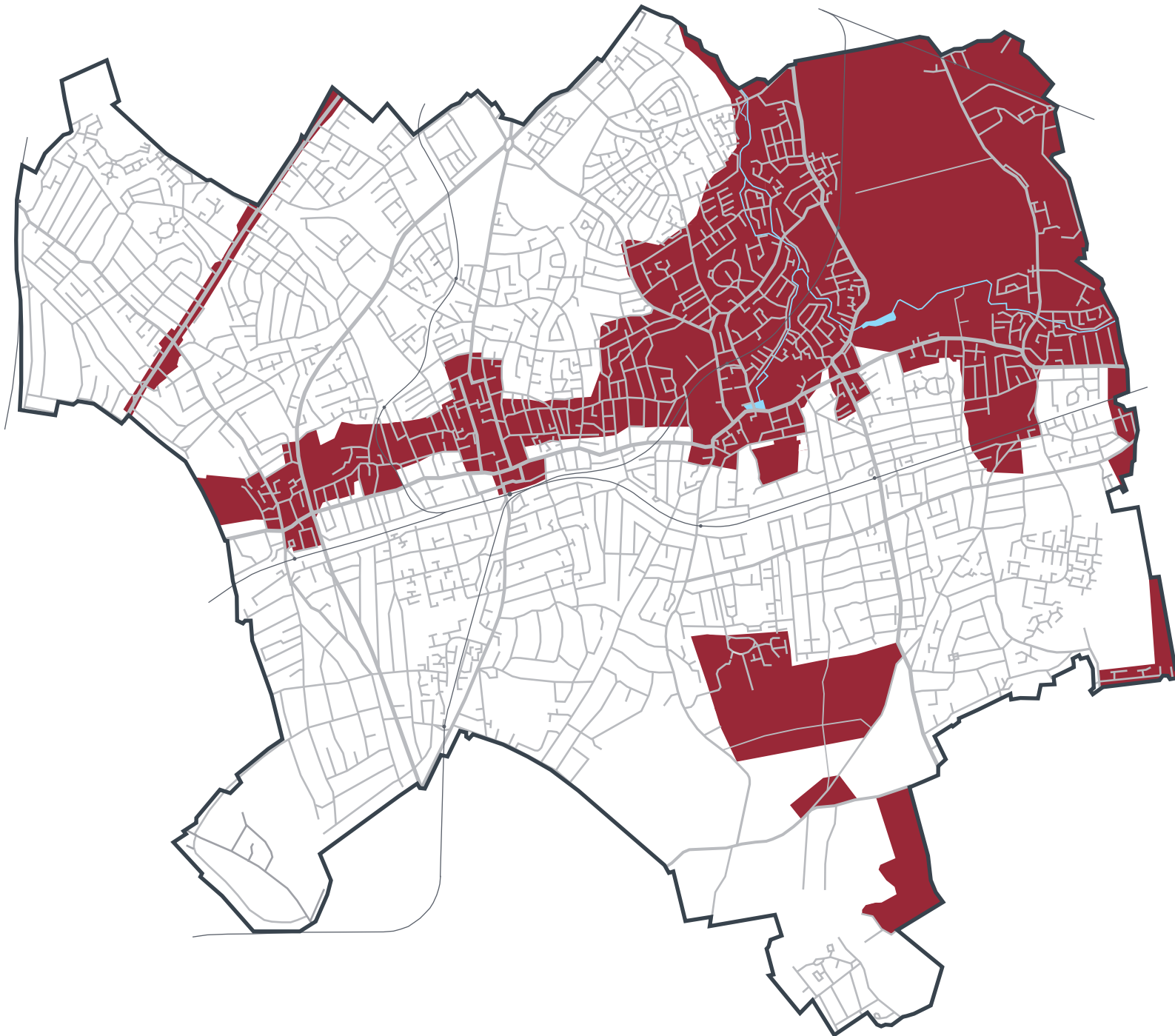
The Grange was built in 1879 by Alfred Smee within extensive grounds designed to create a natural effect. This was a major Victorian garden described by Smee in "My Garden" (1872). It included extensive water features a fernery and vinery.

Map 9.1

Archaeological Priority Areas Location Map

Relevant Policy P-30

 Archaeological
Priority Area



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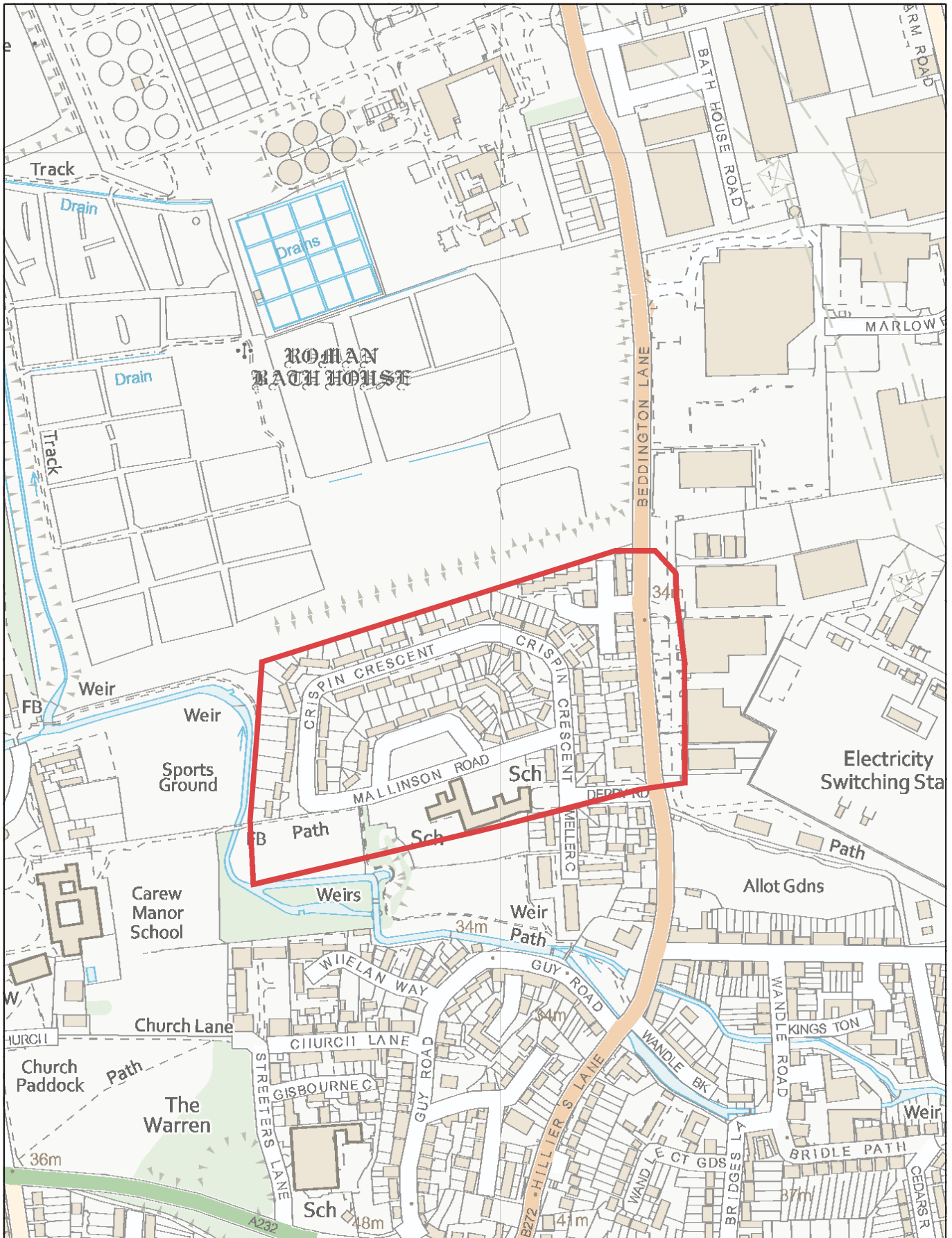
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Map 9.2 Relevant Policy P-30
Sutton Archaeological Priority Area 6
Bandon Hill Roman Cemetery

Archaeological Priority Area Borough Boundary



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Map 9.4 Relevant Policy P-30
Sutton Archaeological Priority Area 7
Beddington Anglo-Saxon Cemetery

 Archaeological Priority Area  Borough Boundary



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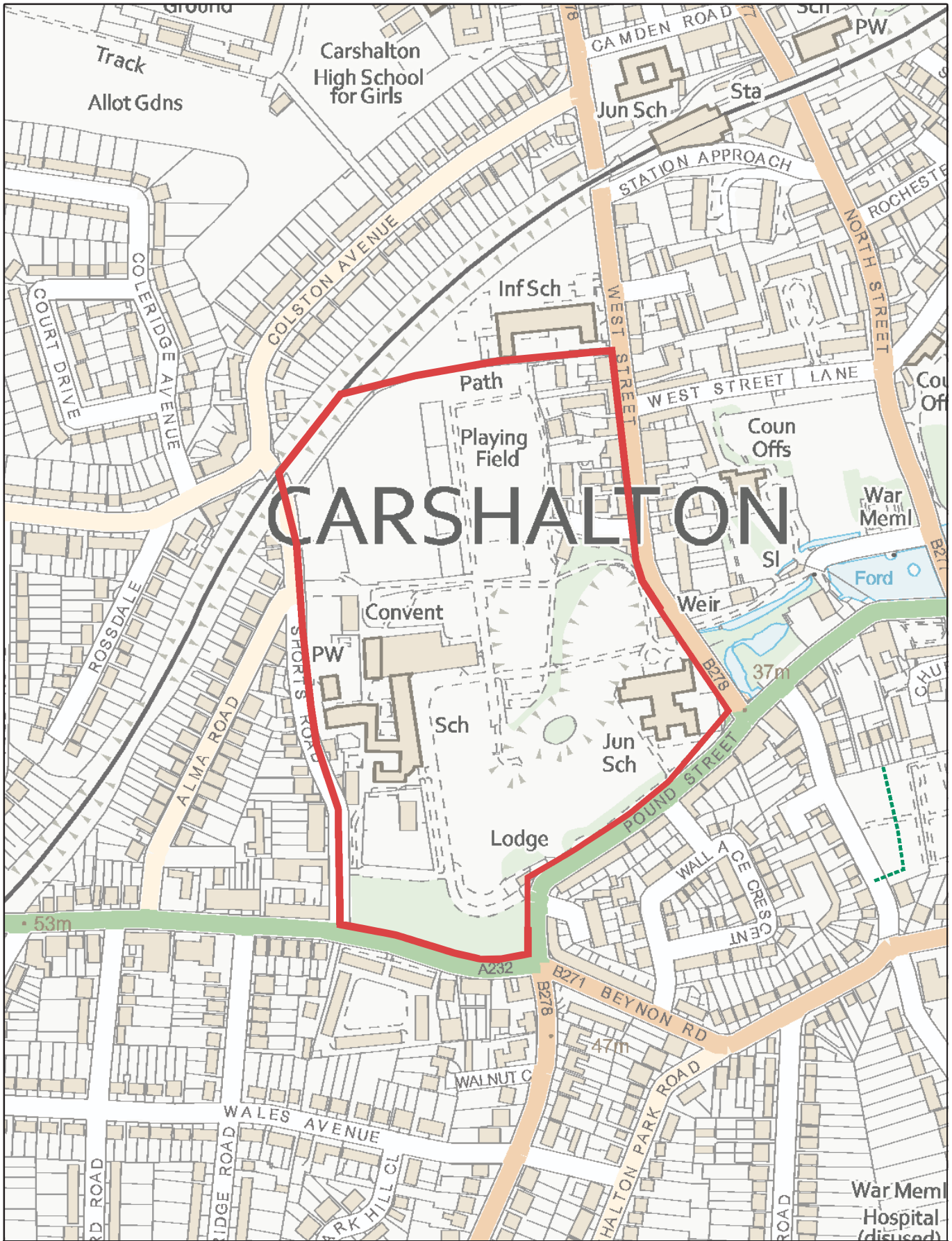
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Map 9.6 Relevant Policy P-30
 Sutton Archaeological Priority Area 17
 Carew Manor and Beddington Park

 Archaeological Priority Area  Borough Boundary





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Map 9.8 Relevant Policy P-30
 Sutton Archaeological Priority Area 18 Carshalton House
 Archaeological Priority Area
 Borough Boundary



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Map 9.9 Relevant Policy P-30
Sutton Archaeological Priority Area 14 Cheam

- Archaeological Priority Area
- Borough Boundary





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Map 9.10 Relevant Policy P-30
 Sutton Archaeological Priority Area 19
 Mascal (Carshalton Park House) and Carshalton Park

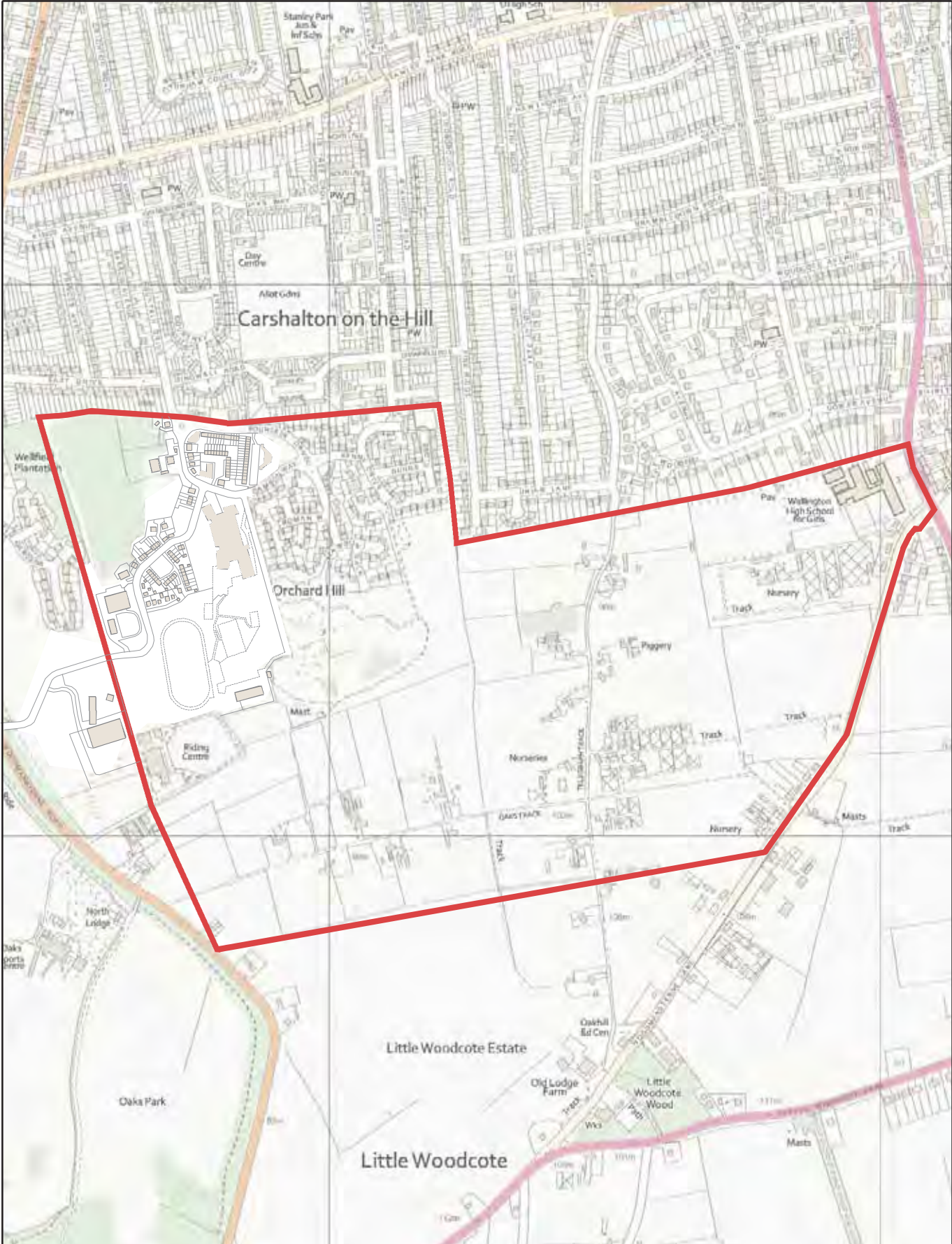
 Archaeological Priority Area
  Borough Boundary




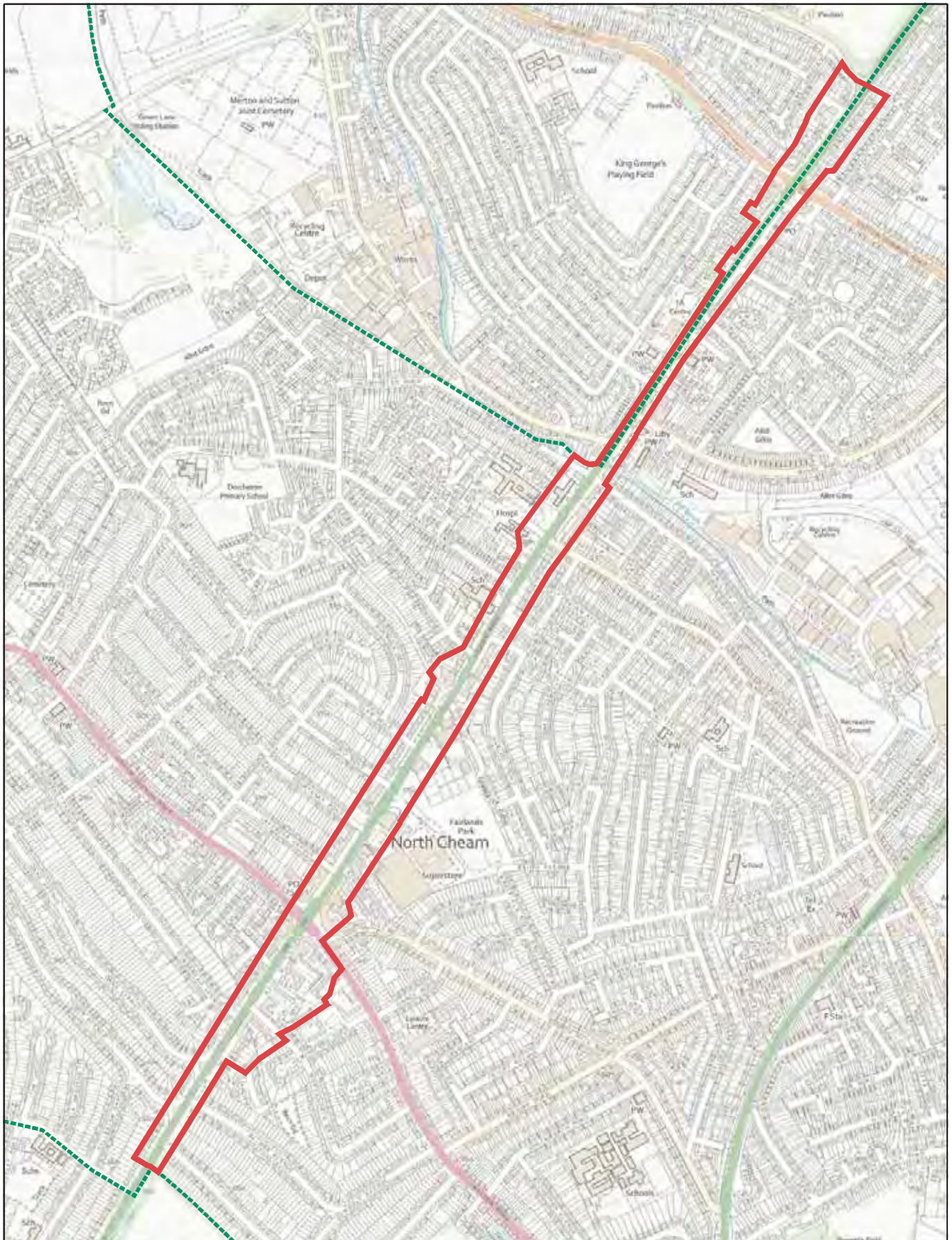
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<p>Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>			<p>September 2015 Not to Scale</p>






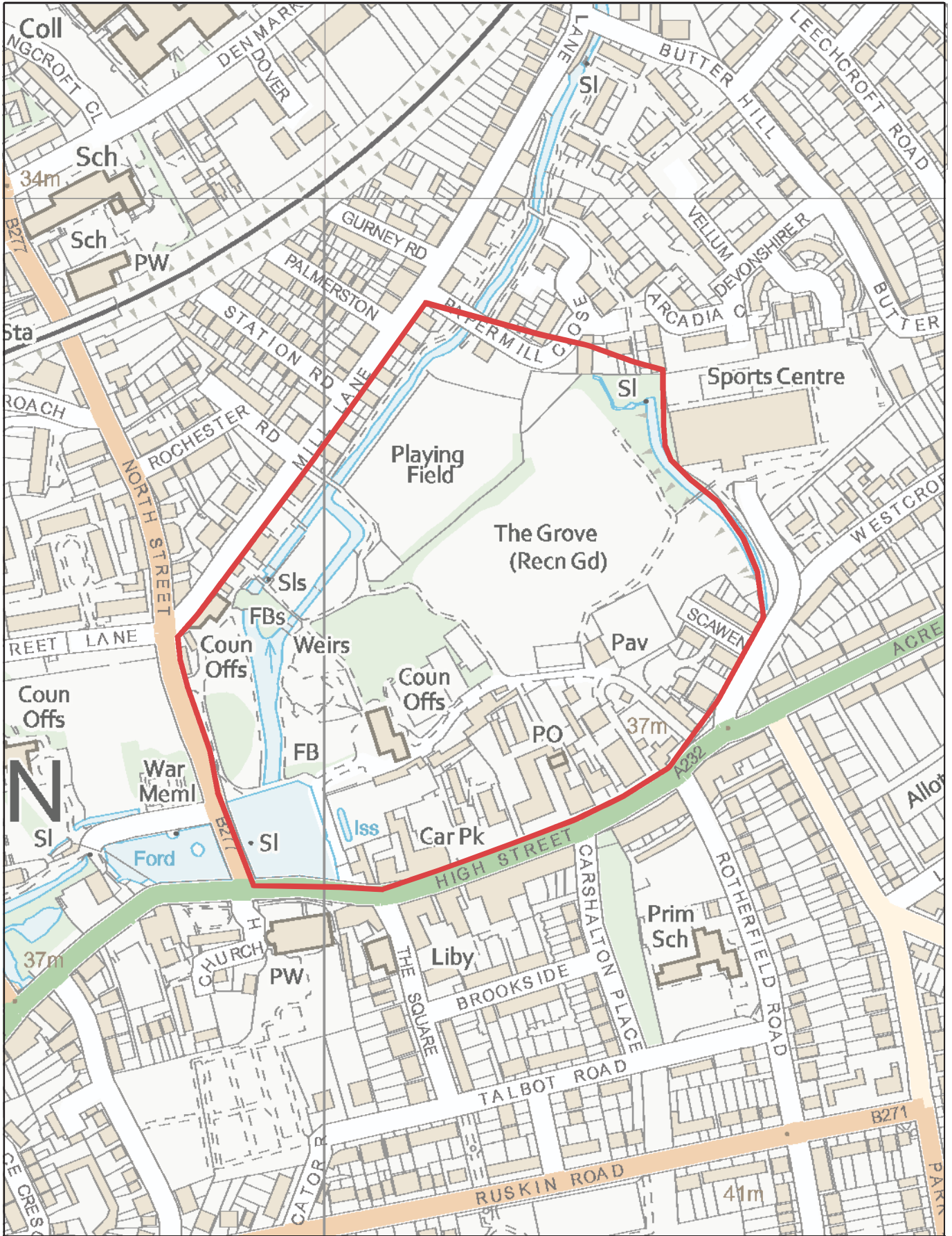
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<p>Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>			Sutton Archaeological Priority Area 8 Stane Street
September 2015		 Archaeological Priority Area  Borough Boundary	Not to Scale



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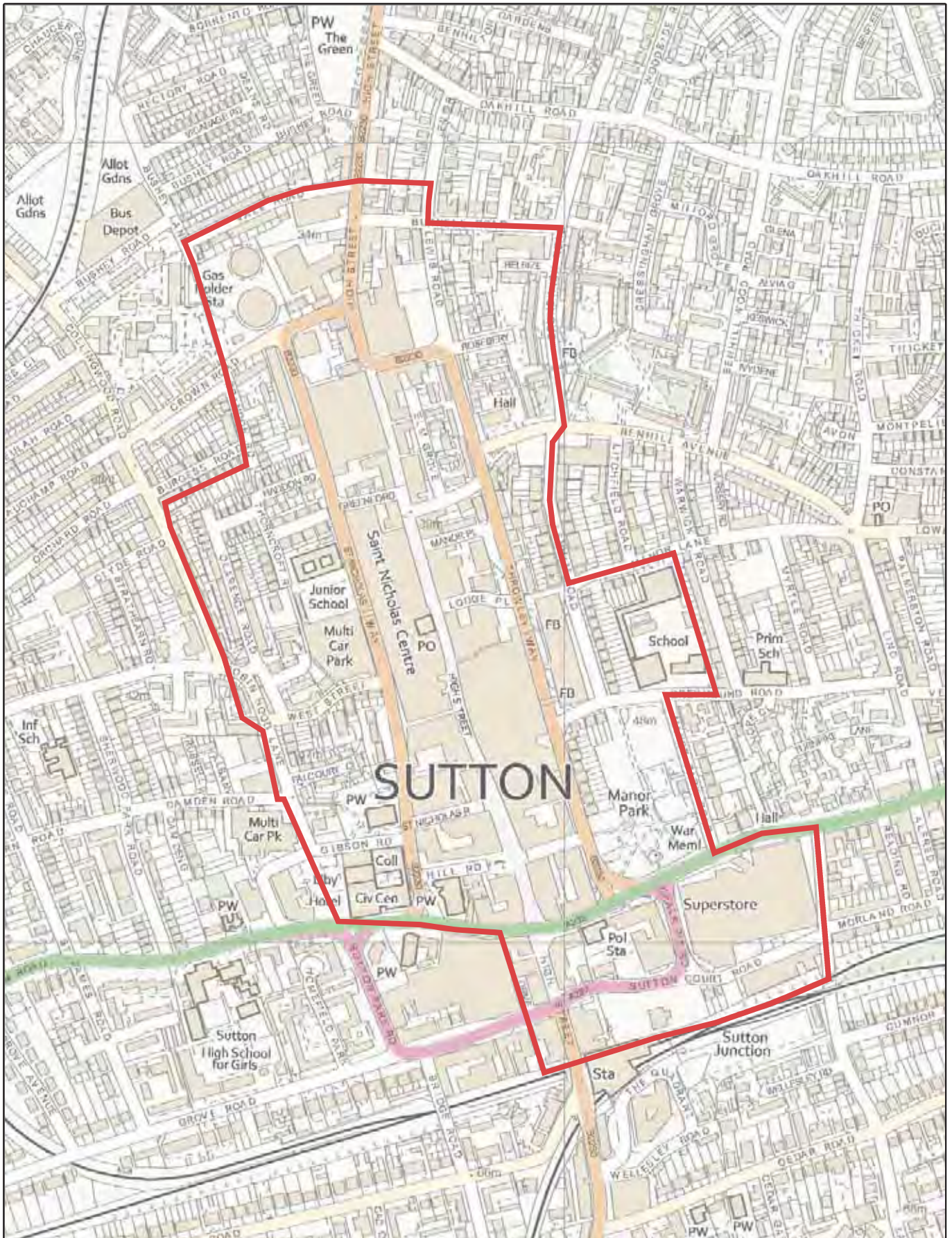


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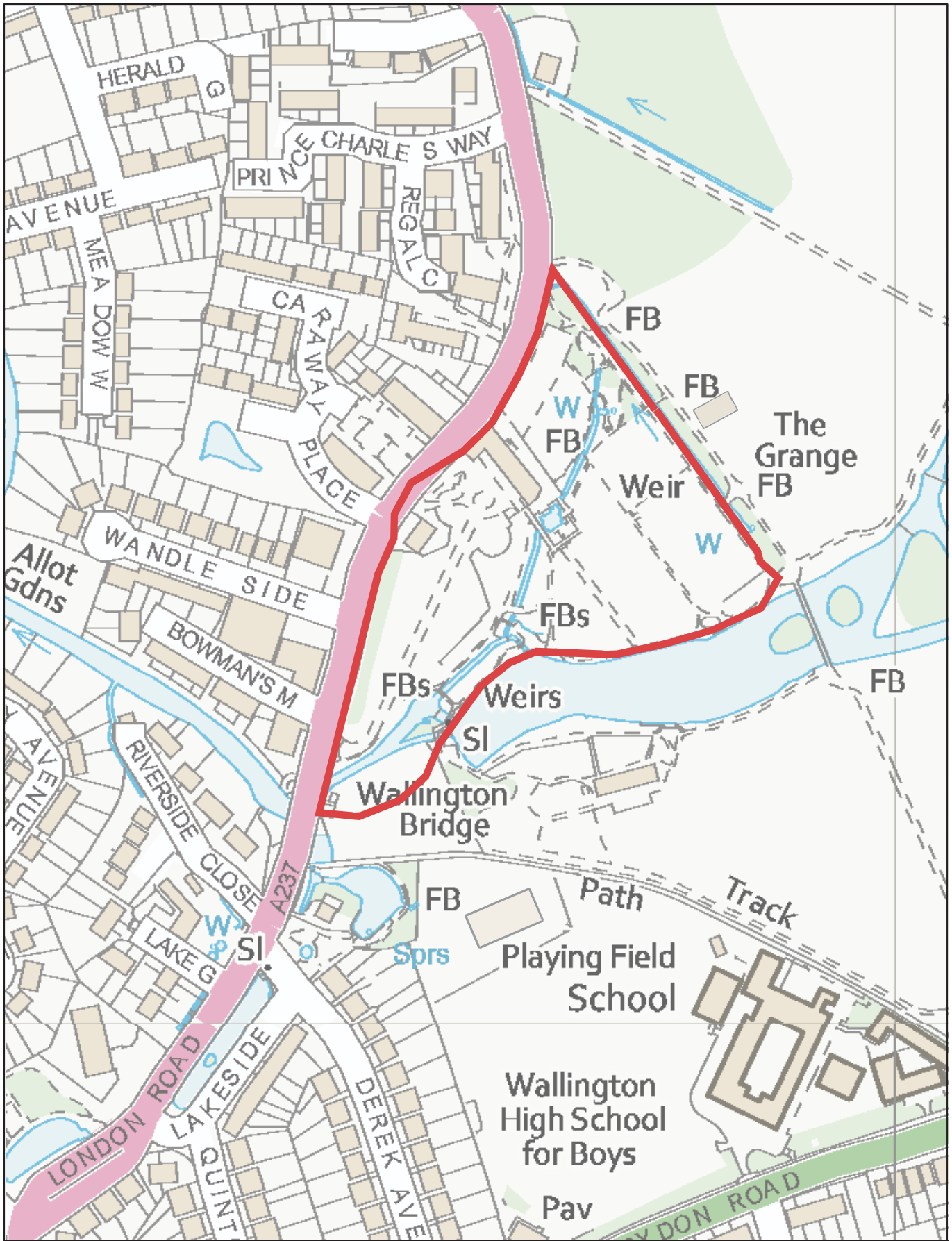
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Map 9.15 Relevant Policy P-30
Sutton Archaeological Priority Area 20
Stone Court and The Grove

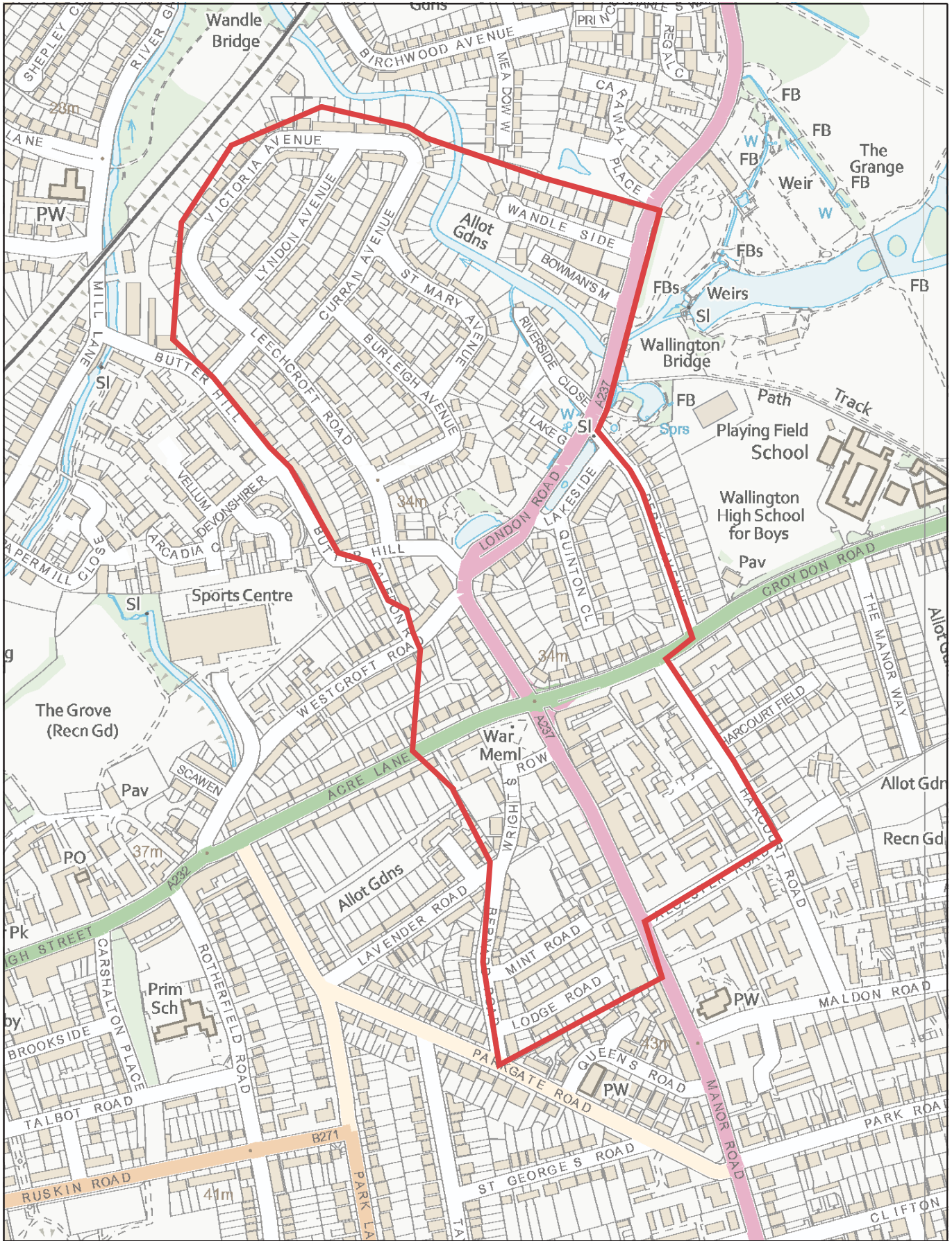
Archaeological Priority Area Borough Boundary






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<p>Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>	<p>September 2015 Not to Scale</p>	<p> Archaeological Priority Area Borough Boundary</p>	




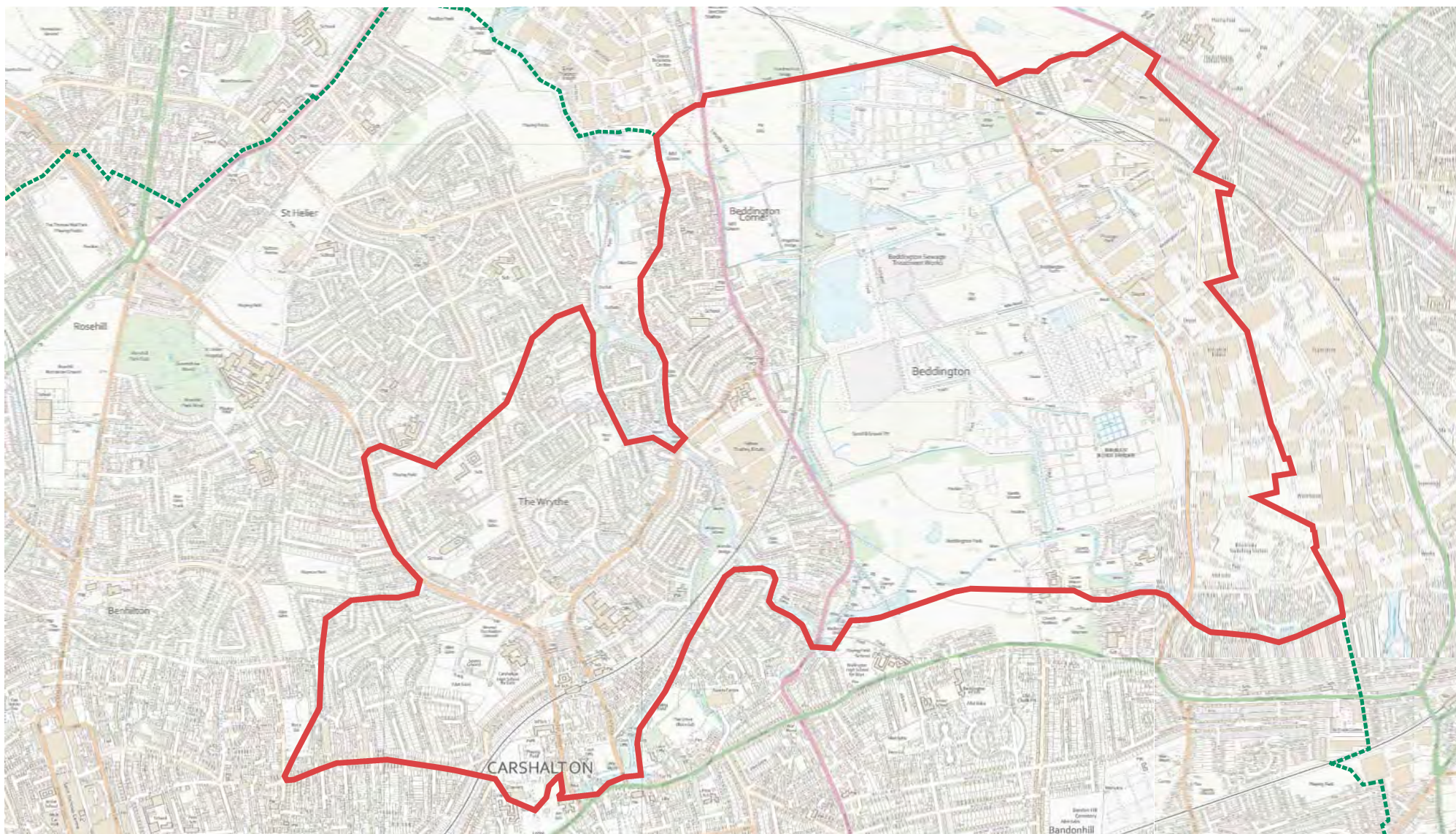
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<p>Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>			



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<p>Environment, Housing and Regeneration 24 Denmark Road Carshalton SM5 2JG</p>	<p>September 2015</p> <p>Not to Scale</p>	<p>Map 9.19 Sutton Archaeological Priority Area 2 Wandle Alluvium</p>	<p>□ Archaeological Priority Area</p> <p>--- Borough Boundary</p>



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Map 9.20

Relevant Policy P-30

Sutton Archaeological Priority Area 4 Wandle Gravels

 Archaeological Priority Area


 Borough Boundary





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Map 9.21 Relevant Policy P-30
Sutton Archaeological Priority Area 16 Wandle Mills

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 Borough Boundary



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Map 9.22

Relevant Policy P-30

Sutton Archaeological Priority Area 15 Woodcote



Archaeological Priority Area



Borough Boundary

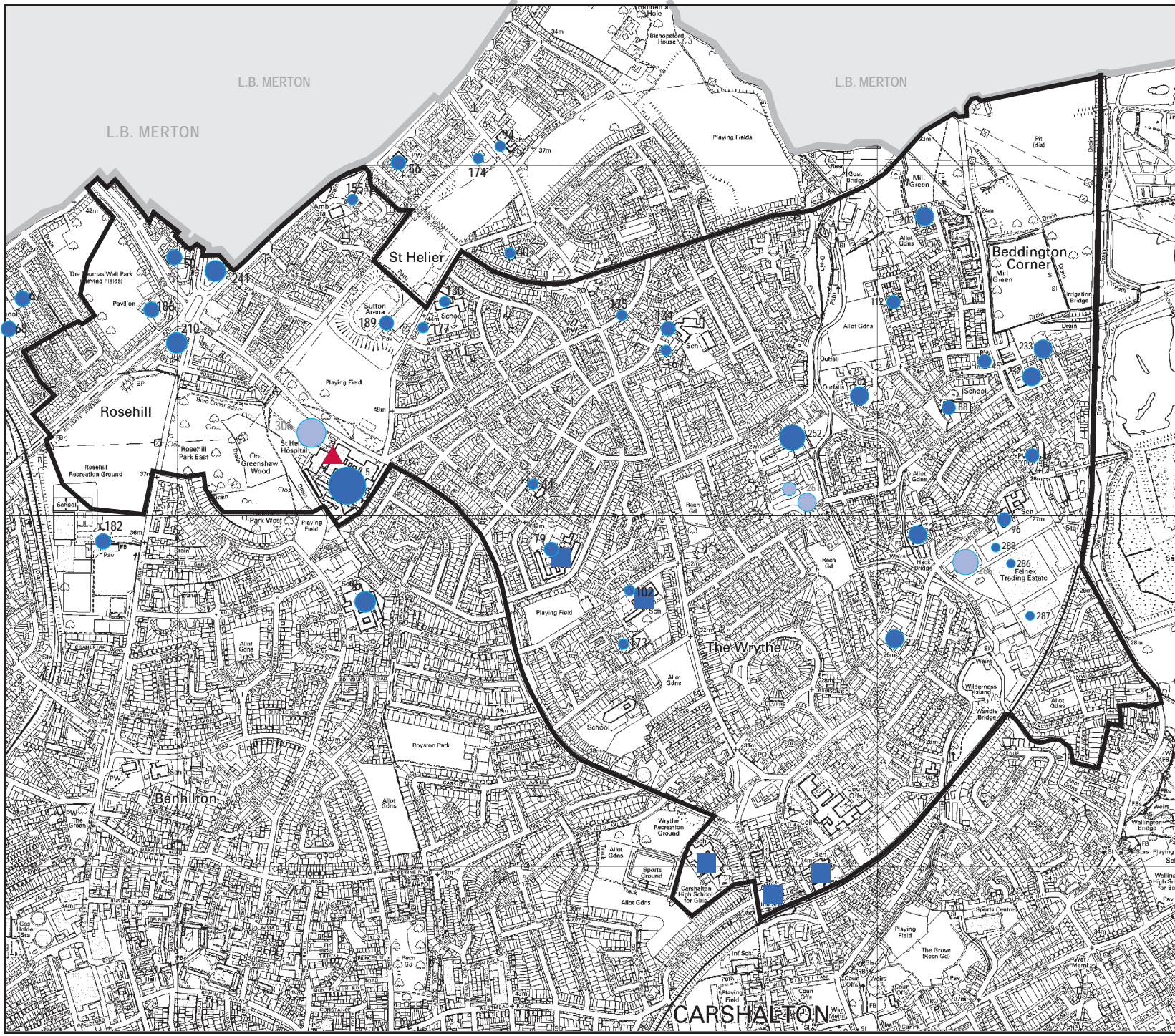
APPENDIX 10

SUSTAINABILITY

Decentralised Energy Opportunity Areas, Fluvial Flooding, Surface Water Flooding,
Sewer Flooding and Groundwater Flooding

SCHEDULE 10.A: CLIMATE CHANGE MITIGATION






Map	Climate Change Mitigation	Page
10.1	Hackbridge and Rosehill Decentralised Energy Opportunity Area	307
10.2	Sutton Town Centre Decentralised Energy Opportunity Area	308




Map 10.1

Decentralised Energy (DE)
Opportunity Area
Hackbridge

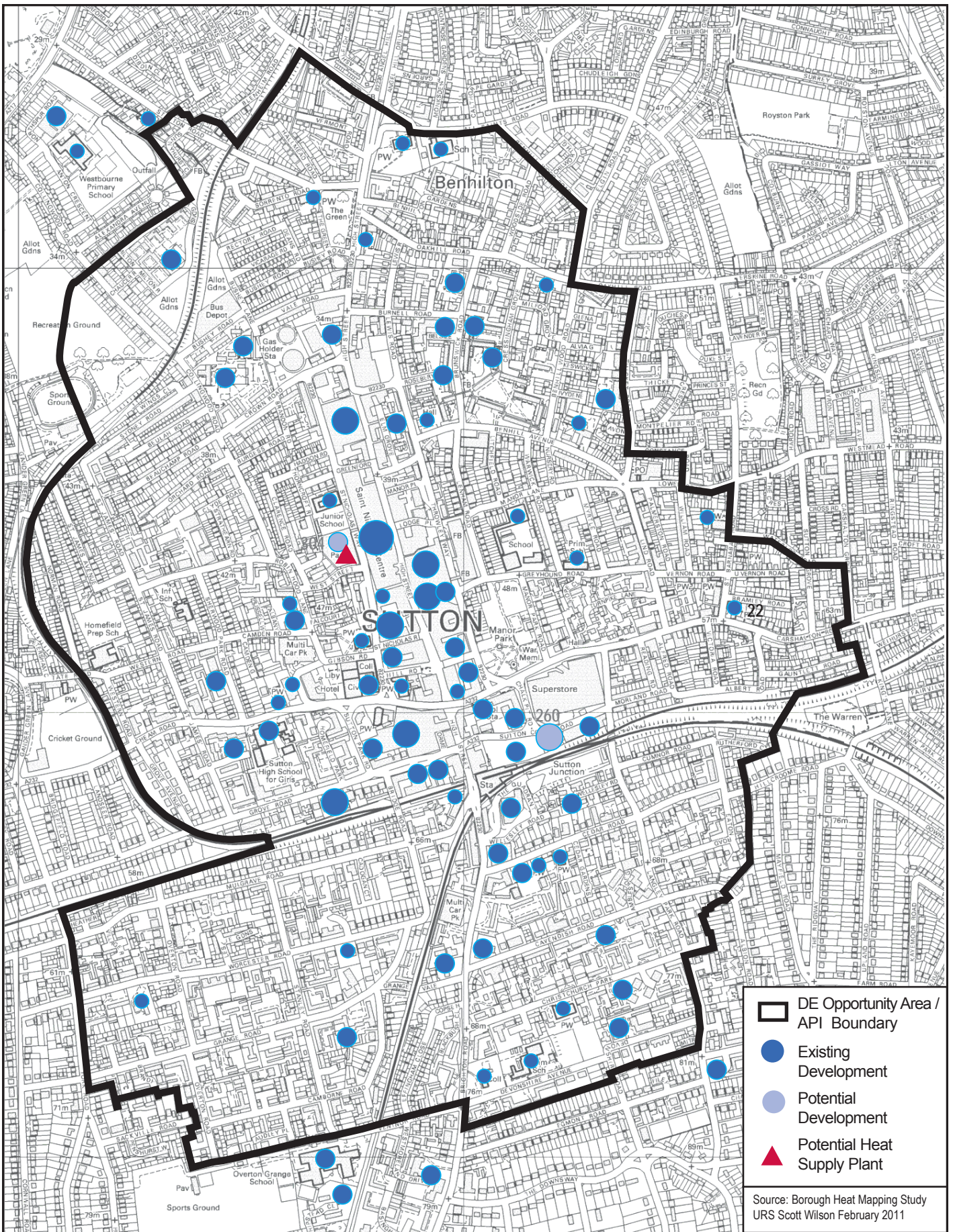
Relevant Policy P-31


-  DE Opportunity Area / API Boundary
-  Potential Heat Supply Plant
-  Existing Development
-  Potential Development
-  Potential Development (not included in original Study)

Source: Borough Heat Mapping Study
URS Scott Wilson February 2011

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Map 10.2	Decentralised Energy (DE) Opportunity Area		October 2016
Relevant Policy P-31	Sutton Town Centre		Not to Scale
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SCHEDULE 10.A: DECENTRALISED ENGERGY PROTOCOL

All proposed developments located within or adjacent to DE Opportunity Areas identified in Maps 10.1 to 10.2 (Hackbridge and Rosehill, Sutton Town Centre) should apply the council's Decentralised Energy (DE) Protocol to ensure that they connect to or contribute towards existing or future DE networks supplied by low or zero carbon energy in line with step (ii) of the Mayor's energy hierarchy:

(1) Where the proposed development is adjacent to an existing DE network, it should:

- Secure the direct connection of all units to that network; and
- Contribute as necessary to the increased capacity of the DE network to support such connection.

(2) Where there is an existing DE network that requires extension in order to supply the proposed development, proposed developments should:

- Contribute to such extension;
- Secure the direct connection of all units to the extended network; and
- Contribute as necessary to the increased capacity of the DE network to support such connection.

(3) Where there is a planned DE network within feasible and viable range¹ of future connection and/or within identified DE Opportunity Areas, proposed developments should:

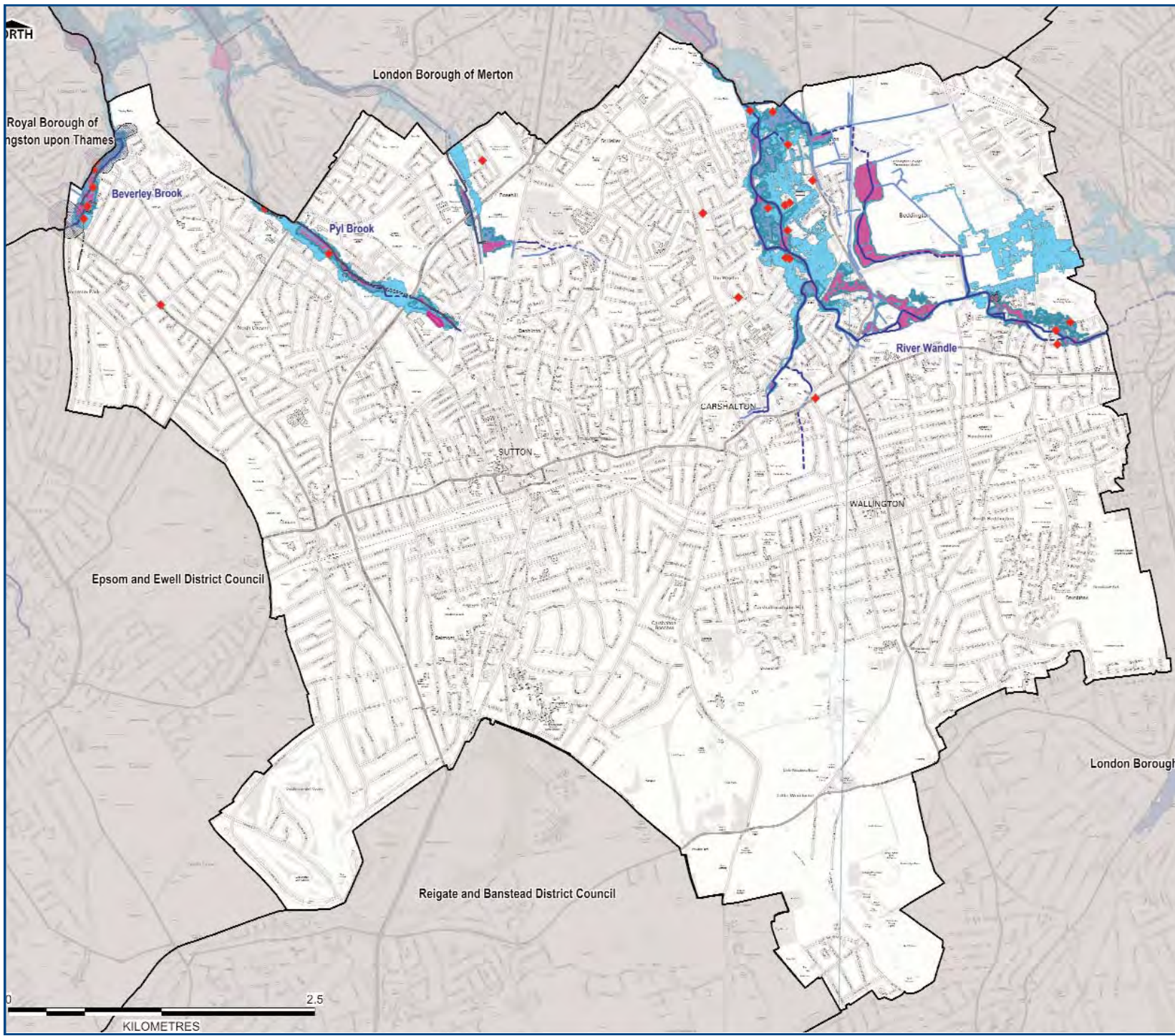
- Commit to connect to any future DE network provided that (i) the reliability of the system has been demonstrated continuously over a period of 6 months, and (ii) the costs in sourcing heating and hot water by the residential and non-residential units will not materially increase;
- Incorporate site-wide and/or communal heating systems, and not include in-unit boilers or electrical heating systems, where a future connection to the planned DE network is viable;
- Ensure that the proposed site-wide and/or communal heating systems are equipped to connect any future DE network with minimum need for retrofit;
- Provide sufficient space within the energy centre or plant room to accommodate additional future heat generation capacity to supply DE connection equipment such as pipes, heat exchangers and pumps etc
- Locate the energy centre or plant room to ensure the shortest connection distance to the future network, having regard to the requirements of the network as a whole;
- Use the layout, density and mix of development to support identified DE opportunities;
- Provide pipe connections as appropriate to the site boundary or safeguard an identified route within the site for future DE connection infrastructure; and
- Where the planned DE network requires extension to supply the proposed development, proposed developments should contribute to such extension.

(4) Where there is no existing or planned DE network within feasible or viable range of future connection, proposed developments should incorporate site-wide and/or communal heating and cooling systems to serve the development where feasible and viable, and not include in-unit boilers or electrical heating systems. Such heating and cooling systems must be designed to run efficiently and be optimally sized to maximise CO₂ savings.

¹ Major developments located within 500m of an existing or planned DE network will generally be considered as within 'feasible and viable range' and should therefore aim to connect to the network.

SCHEDULE 10.B: FLOOD RISK AREAS
















Map	Flood Risk Areas	Page
10.3	Fluvial (River) Flooding Risk Areas	311
10.4	Surface Water Flooding Risk Areas	312
10.5	Sewer Flooding Risk Areas	313
10.6	Groundwater Flooding Risk Areas	314



Map 10.3

Relevant Policy P-32

Fluvial Flood Risk

-  Borough Boundary
-  Main River (open)
-  Main River (culverted)
-  Ordinary watercourse (open)
-  Ordinary watercourse (culverted)
-  Flood Zone 1
Low Probability
-  Flood Zone 2
Medium Probability
-  Flood Zone 3a
High Probability
-  Flood Zone 3b
Functional Floodplain
-  1% AEP including
Climate Change defended
-  Flood Defences
-  Areas benefiting from
flood defences
-  Flood Storage Areas
-  Historic Flood Map
-  Council records of river flooding

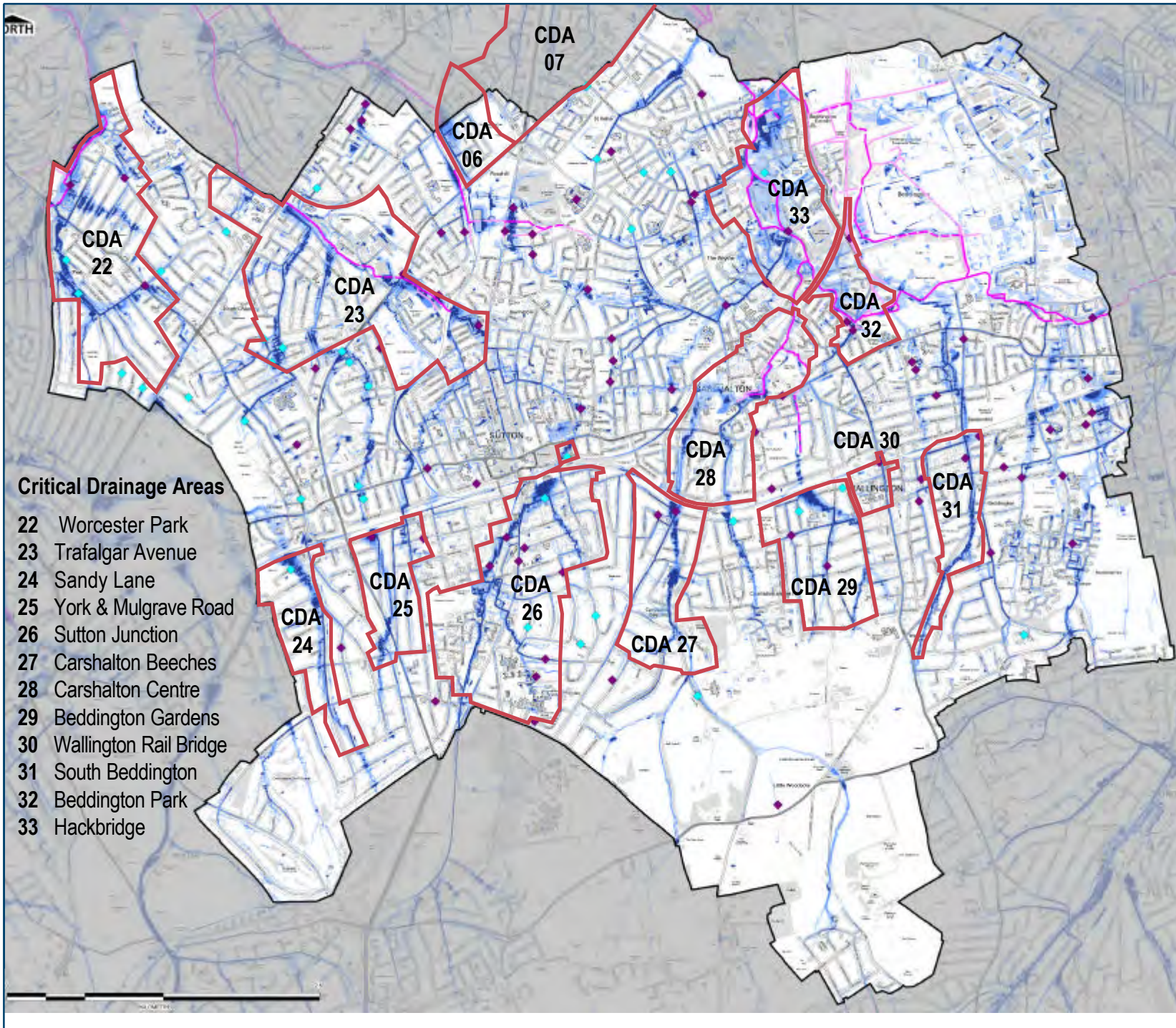
Source: Draft Strategic Flood Risk Assessment (SFRA) Level 1 Report



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Map 10.4
Relevant Policy P-32

Surface Water Flood Risk

-  Borough Boundary
-  Main River (open)
-  Main River (culverted)
-  Ordinary watercourse (open)
-  Ordinary watercourse (culverted)

- Risk of Flooding from Surface Water**
-  High Risk(3.3% AEP)
-  Medium Risk(1% AEP)
-  Low Risk(0.1% AEP)
-  Very Low Risk(<0.1% AEP)
-  Surface Water Flooding Records (Council)
-  Unknown Source Flooding Records (Council)
-  Critical Drainage Area

Critical Drainage Areas

- 22 Worcester Park
- 23 Trafalgar Avenue
- 24 Sandy Lane
- 25 York & Mulgrave Road
- 26 Sutton Junction
- 27 Carshalton Beeches
- 28 Carshalton Centre
- 29 Beddington Gardens
- 30 Wallington Rail Bridge
- 31 South Beddington
- 32 Beddington Park
- 33 Hackbridge

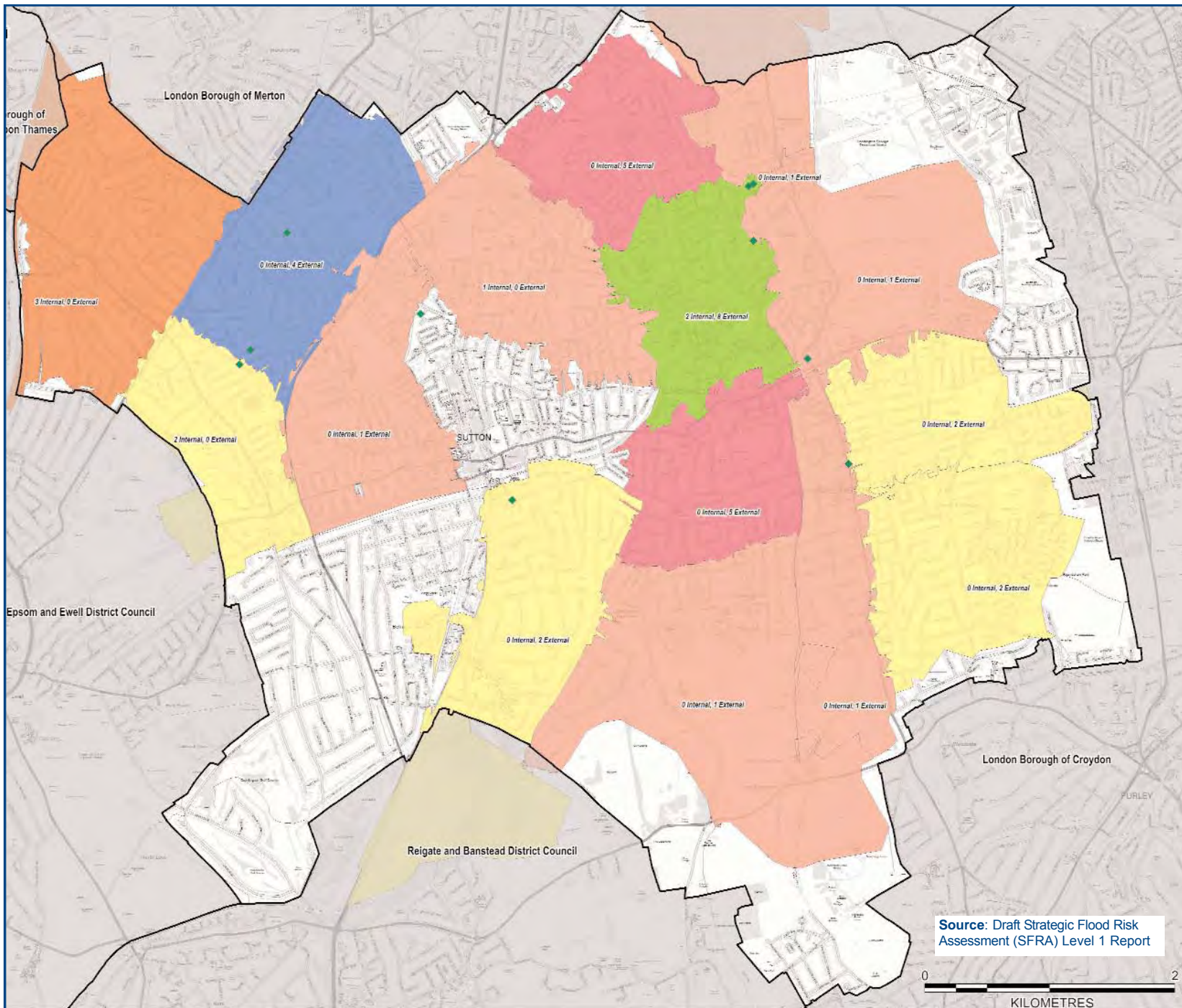
Source: Draft Strategic Flood Risk Assessment (SFRA) Level 1 Report

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Map 10.5
Relevant Policy P-32

Sewer Flooding Records



— Borough Boundary

Thames Water Sewer Flooding Records

- 1
- 2
- 3
- 4
- 5
- 6

◆ Council Sewer Flooding Records

Notes:
Thames Water Utilities Ltd has provided an extract from their DG5 Register for the study area. Due to data protection requirements the data has not been provided at individual property level, rather the register comprises the number of properties within 4 digit postcode areas that have experienced flooding either internally or externally within the last 10-20 years. For the purpose of this study, records for the last 10 years have been used.

Records only appear on the DG5 Register where they have been reported to TWUL and may not include all instances of sewer flooding.

TWUL target these areas for maintenance and improvements, areas that have experienced flooding in the past may no longer be at greatest risk of flooding in the future.

This map is intended to provide a strategic overview of sewer flooding and should not be used to assess flood risk for individual properties.



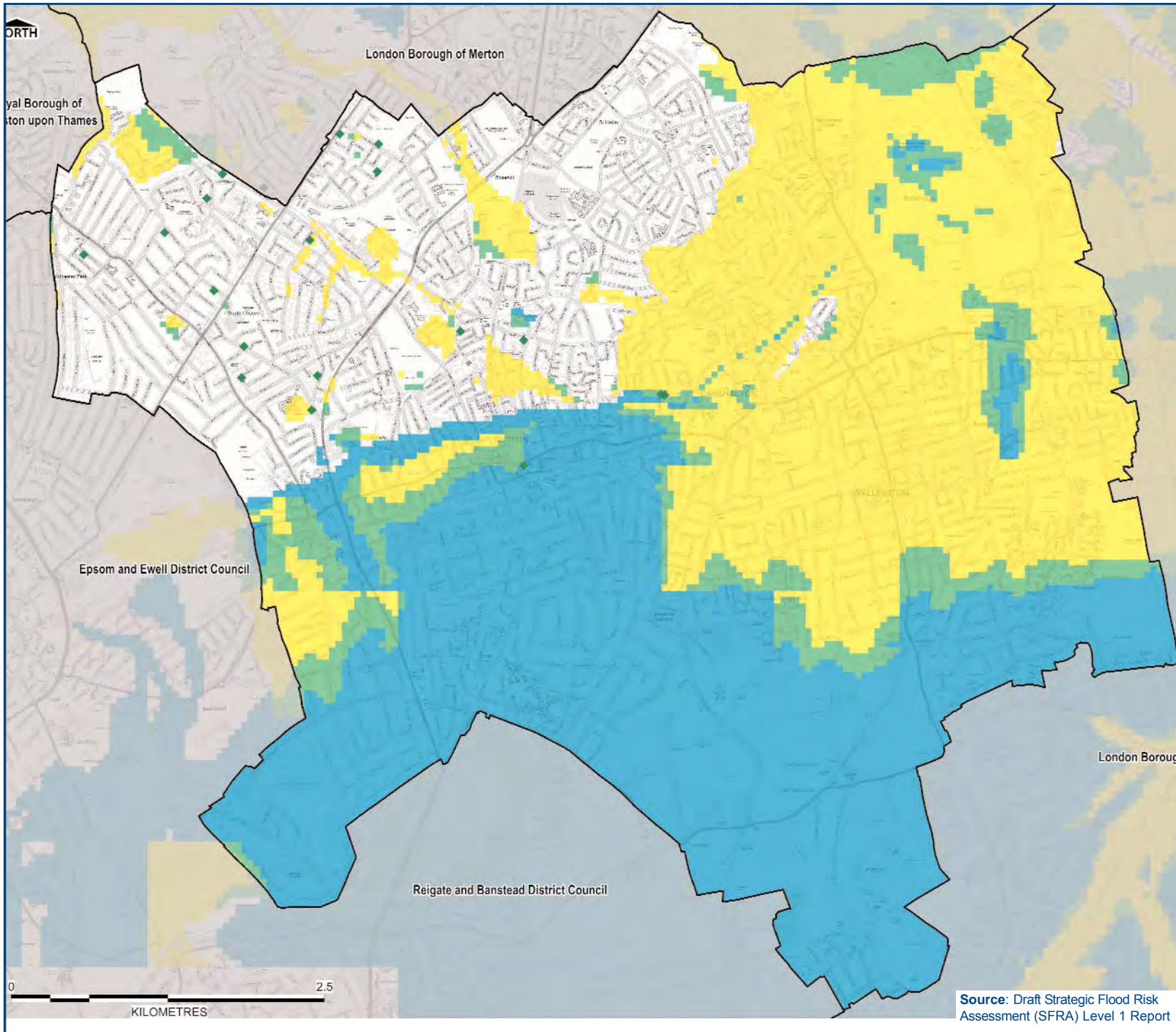
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Source: Draft Strategic Flood Risk Assessment (SFRA) Level 1 Report



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APPENDIX 11

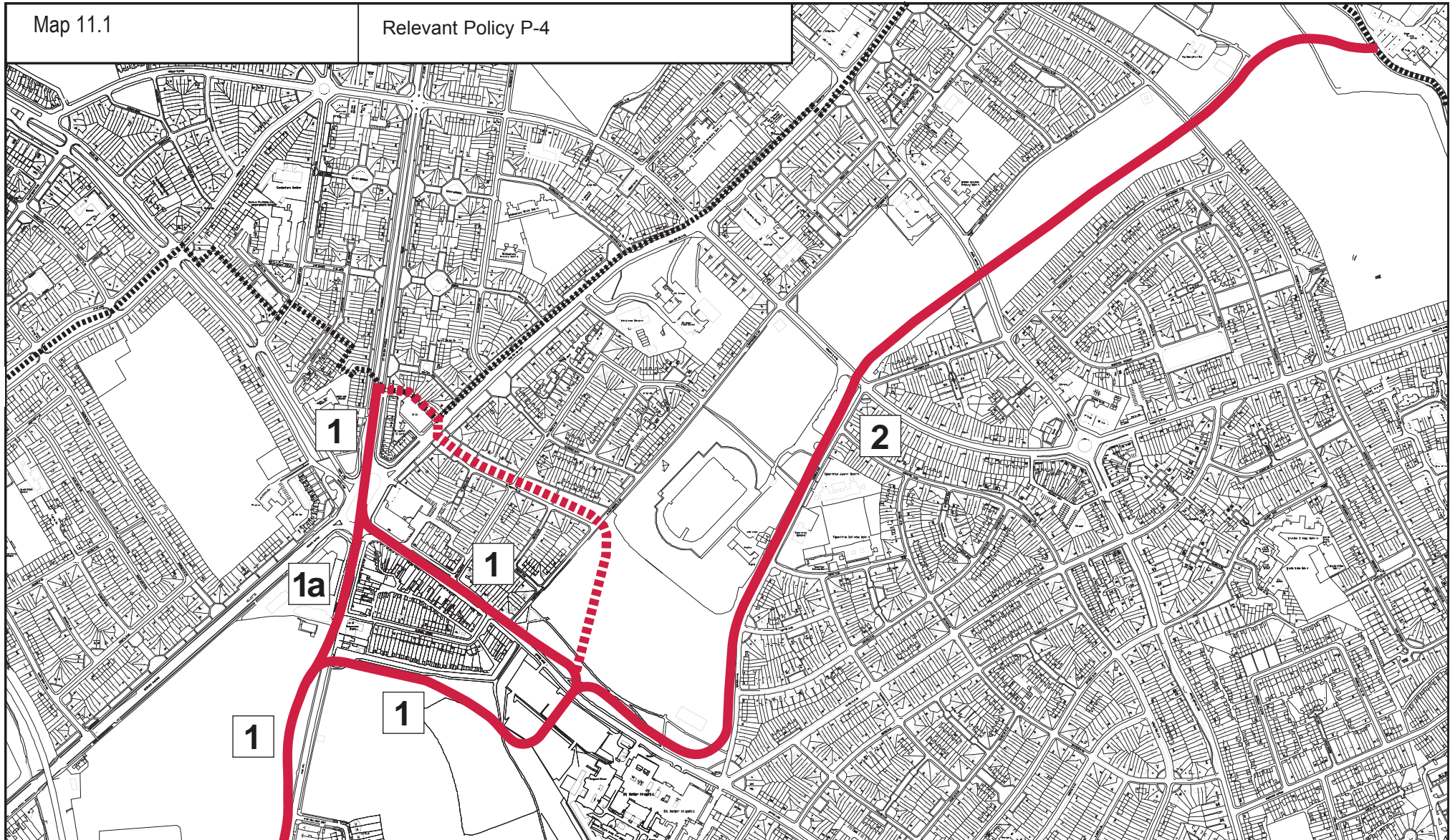
TRANSPORT

Transport Proposals, Proposed and Possible Tramlink Extensions, Calculation of Car Parking Standards, Minimum Dimensions of Car Spaces and Garages, Car Parking Standards by Use Class, Cycle and Motorcycle Parking, Cycle Parking Standards, Borough Road Network and Cycle Route Network

SCHEDULE 11.A: TRANSPORT PROPOSALS

Map	Transport Proposals	Page
11.1	Proposed Tramlink Extensions (Rosehill to Mitcham Junction)	319
11.2	Proposed Tramlink Extensions (Rosehill to Angel Hill)	320
11.3	Proposed Tramlink Extension (Sutton Town Centre)	321
11.4	Possible Tramlink Extension (Sutton Town Centre to London Cancer Hub)	322

Note: Other transport proposals identified in Policy 35 are located in Chapter 4 (Site Allocations) of the Local Plan.



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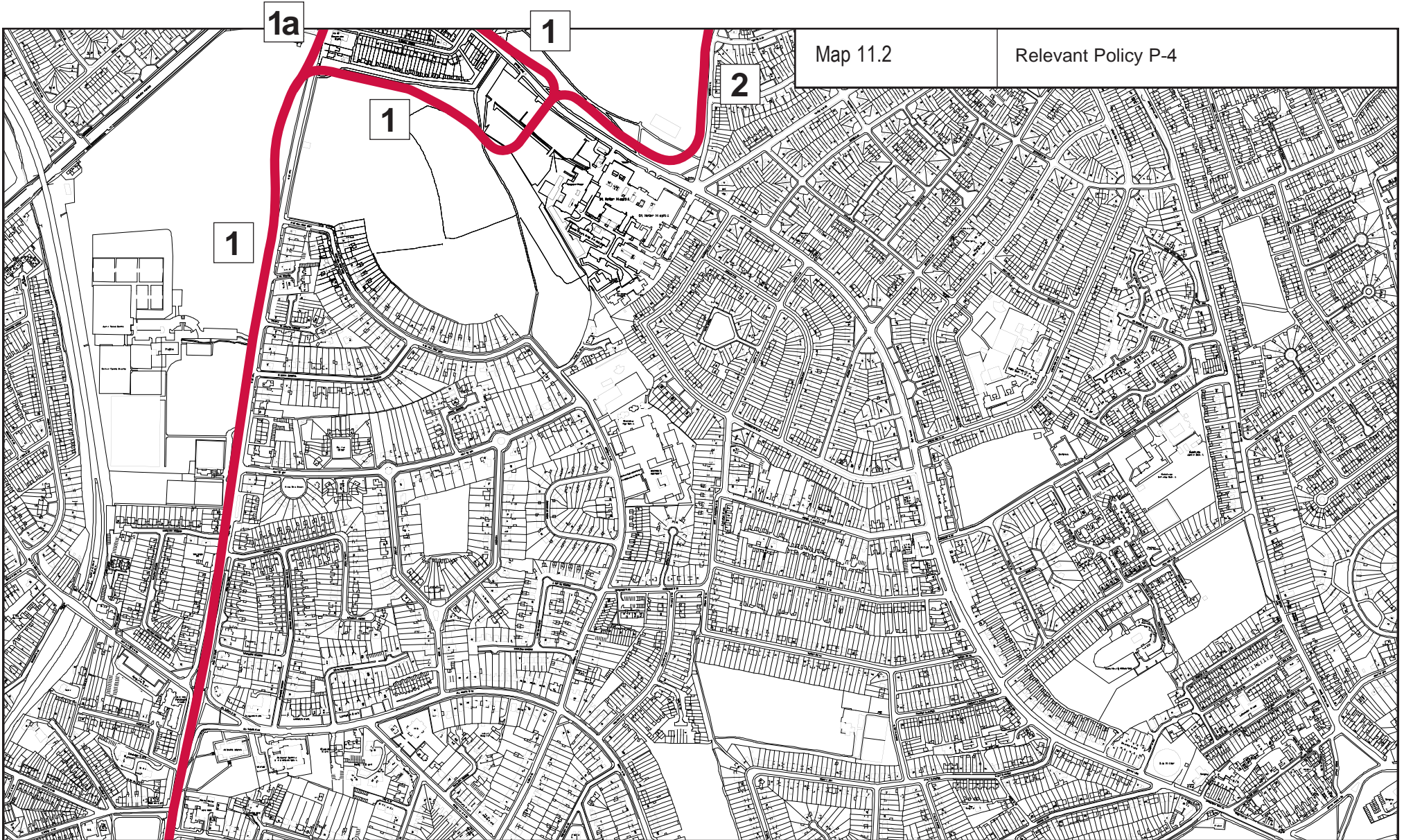
Proposed Tramlink Extensions

 Existing safeguarded tram route(s)

- 1 Preferred Rosehill - St Helier - Sutton route
- 1a Alternative route avoiding St Helier Hospital
- 2 St Helier Hospital - Mitcham Junction

 Possible alternative tram route avoiding Wrythe Lane / Rosehill Roundabout

 Borough Boundary



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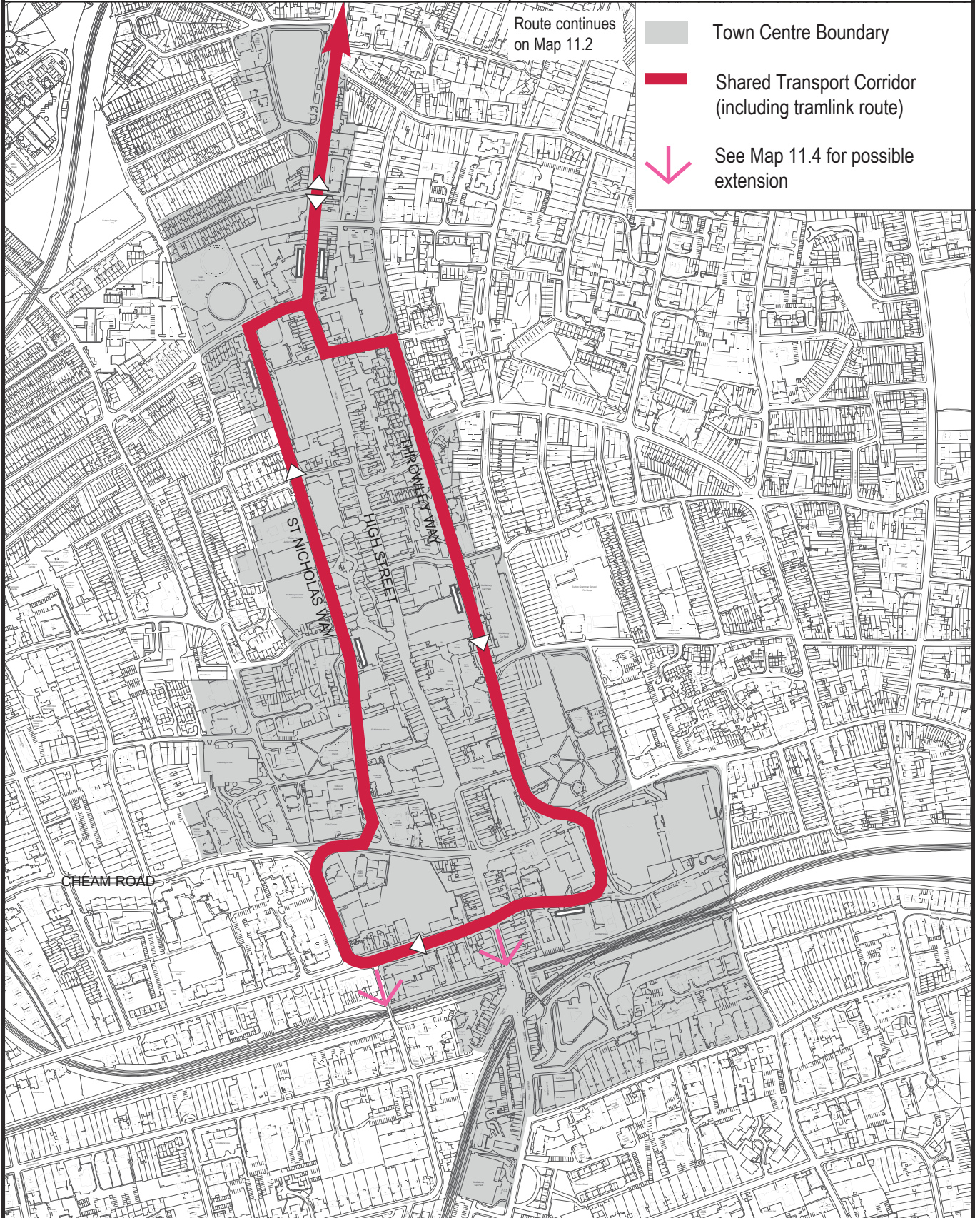


NOT TO SCALE

Proposed Tramlink Extensions

 Existing safeguarded tram route(s)

- 1 Preferred Rosehill - St Helier - Sutton route
- 1a Alternative route avoiding St Helier Hospital
- 2 St Helier Hospital - Mitcham Junction



London Borough of Sutton

Environment, Housing
and Regeneration
24 Denmark Road
Carshalton SM5 2JG



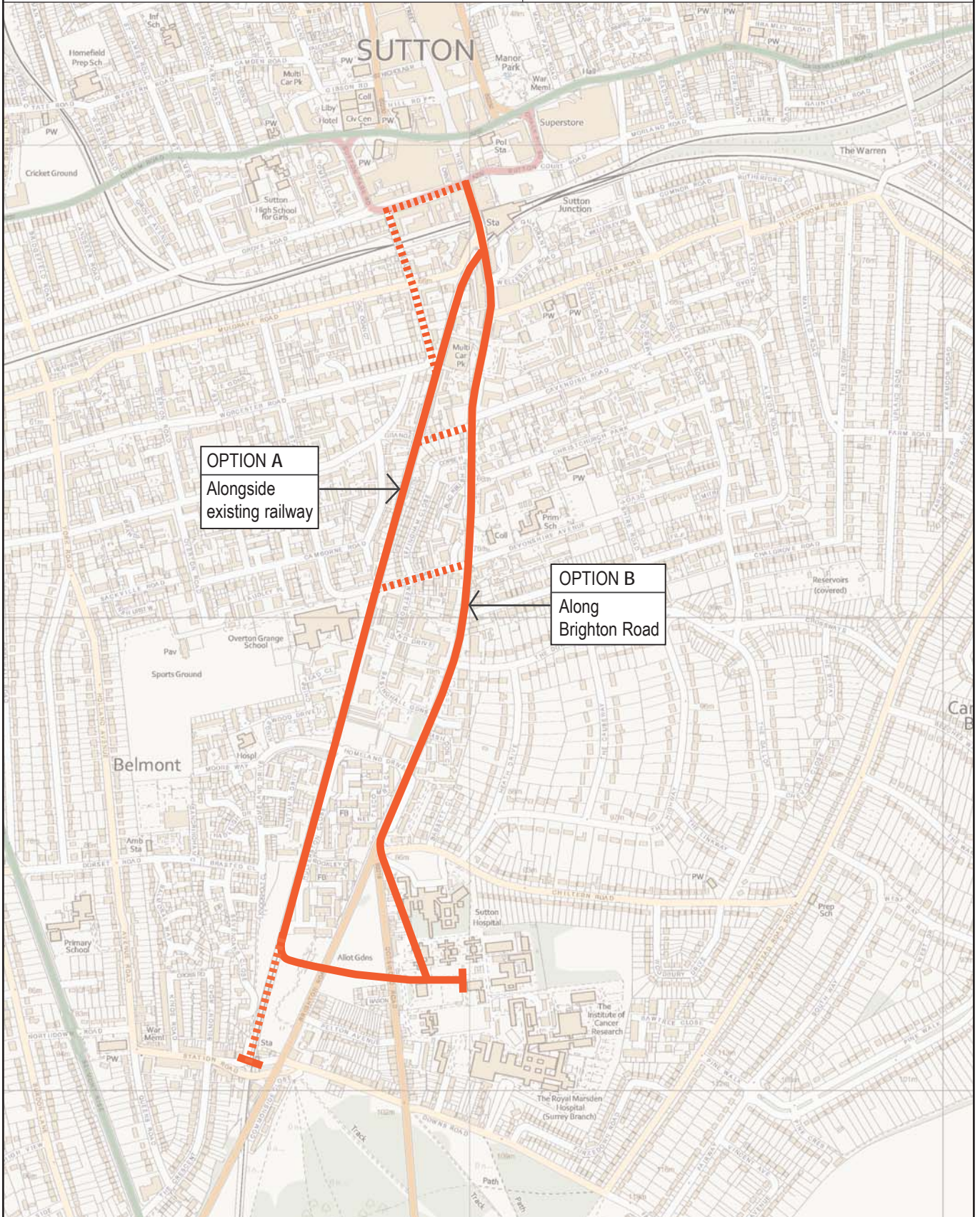
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NOT TO
SCALE

Proposed Tramlink Extension

Sutton Town Centre



OPTION A
Alongside
existing railway

OPTION B
Along
Brighton Road

London Borough of Sutton

Environment, Housing
and Regeneration
24 Denmark Road
Carshalton SM5 2JG



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NOT TO
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**Possible Tramlink Extension:
Sutton Town Centre to London Cancer Hub**

— Possible alternative tram routes
- - - Possible variations of main alternatives

SCHEDULE 11.B: CAR PARKING

Table	Car Parking Standards	Page
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CALCULATION OF STANDARDS

GENERAL INTRODUCTION

1. The council will apply maximum restraint-based car parking standards by location based on public transport accessibility levels (PTAL):

- Sutton Town Centre relates to PTALs 5-6
- Other Town Centres relates to PTALs 3-4
- Rest of the Borough relates to PTALs 0-2.

This means that developers should not exceed the level of car parking indicated in the standards but may provide less subject to the council's agreement. However, in the rest of the borough in areas with PTAL of 0-1, and in some parts of PTAL 2 assessed on a case by case basis, the maximum standards will generally be expected to be met in full.

2. In applying these standards, the council will consider all developments against its planning policies to ensure that the level of parking being proposed does not give rise to road safety and environmental problems. Where no specific standard is identified, the council will consider the appropriate parking requirement at the time of the planning application.
3. In those cases where the council considers very limited or no on-site parking is acceptable, it will require measures to support the greater use of sustainable modes, in particular the provision of car clubs and cycle provision in excess of minimum standards.
4. The following indicates how parking standards will be both calculated and provided.

CALCULATION

5. Car parking standards will be calculated as one space for each complete unit quantity of floorspace. Any remaining fraction should be rounded up or down in the conventional manner.
6. All car parking spaces which are calculated in relation to floorspace of a building are based on the gross floorspace of that building (i.e. measurement is taken from the external faces of the walls).

NEW DEVELOPMENT

7. Where a proposal would result in the replacement of buildings, the calculation of car parking requirements shall be as follows:
 - where buildings are substantially or totally redeveloped the new development shall satisfy the adopted car parking standards for the new land use;
 - where additional floorspace is proposed, the additional floorspace only shall be subject to the appropriate car parking standards for the land use;
 - for mixed uses the car parking standards shall be apportioned accordingly.

CHANGE OF USE

8. Where a change of use only is proposed, the car parking standard to be applied will be that for the proposed use

RESIDENTIAL CONVERSIONS

9. Car parking provision for house conversions to flats will be considered on their merits, taking into account the standard for flats but also the existing level of off and on-street parking, the location and likely parking demand.

OPERATIONAL PARKING/DISABLED PARKING

10. For certain non-residential land uses, the council may require the provision of off-street parking for operational purposes including spaces for disabled people. These spaces will form part of the maximum provision allowed on-site.
11. In developments with 20 or more planned spaces, a minimum of 5% of spaces should be reserved for disabled people and should be of an appropriate size and carefully located in relation to the development.

DELIVERIES

12. The council will apply the recommendations of the Freight Transport Association as contained in 'Designing for Deliveries' (1998) when considering the need for turning circles, loading bays, parking for lorries and service areas in commercial development.

COACH AND MINIBUS PARKING

13. For hotels, leisure centres, secondary schools and certain other uses, spaces may also be required for coach/minibus parking

ELECTRIC VEHICLE CHARGING POINTS

14. Residential developments providing 10 or more units, or with 10 or more parking spaces should provide electric vehicle charging points for 20% of those parking spaces (active provision) and make provision for a further 20% of those spaces to be readily converted in the future (passive provision). In this respect passive provision means that all the required infrastructure is in place on completion of the development to allow the installation of the additional charging points at a future date. All houses with parking on curtilage would be expected to include provision for the charging of electric vehicles. Non-residential developments providing 10 or more spaces should provide active and passive electric vehicle charging points at the following rates: retail uses (A1 uses) 10% active provision and 10% passive and for employment uses (B1) 20% active and 10% passive provision.

CAR CLUBS

15. Residential developments providing 35 or more units or more than 50 spaces should seek to enter into an agreement with a car club operator to provide car club cars in accordance with the council's Car Clubs SPD. In such cases, a number of bays should be allocated to car club cars.
16. Additional parking standards apply for cycles and motorcycles (see Appendix 11.C).

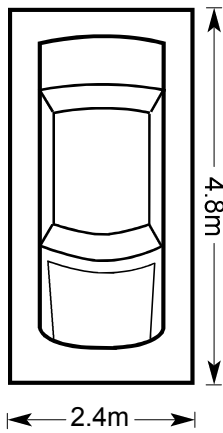
DIMENSIONS/LAYOUT

17. The minimum dimensions of car parking spaces and garages shall be as shown in Diagram 11.1.
18. A minimum of 6 metres will be required between parallel rows of parking bays or in front of a car parking bay. Rows of garages will need to be 7.3 metres apart. The size of spaces in car ports shall not be less than the minimum garage space.

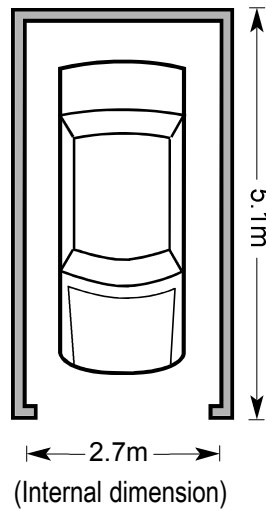
19. Parking standards and layout for residential development are also subject to the council's design guidance set out in its 'Urban Design Guide' SPD (2008) or any successor document.

Diagram 11.1 Minimum Dimensions of Car Spaces and Garages

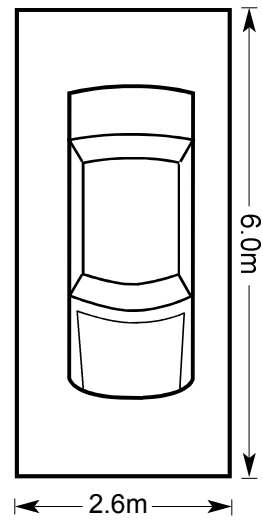
a) Basic Dimensions



Standard parking space

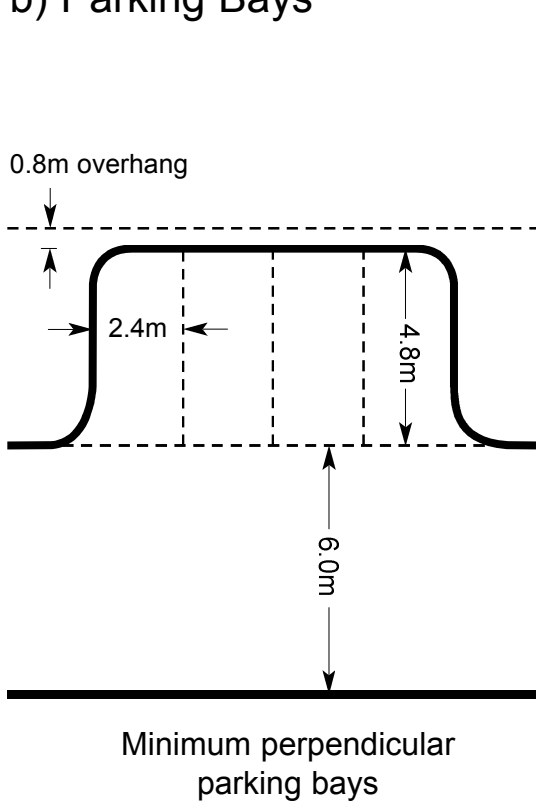


Minimum single garage space

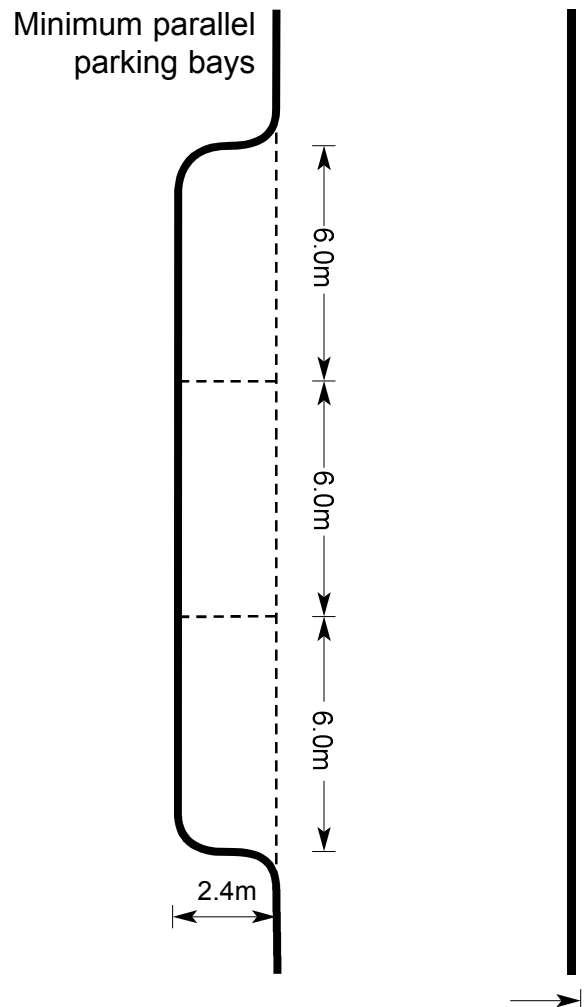


Minimum garage forecourt space

b) Parking Bays

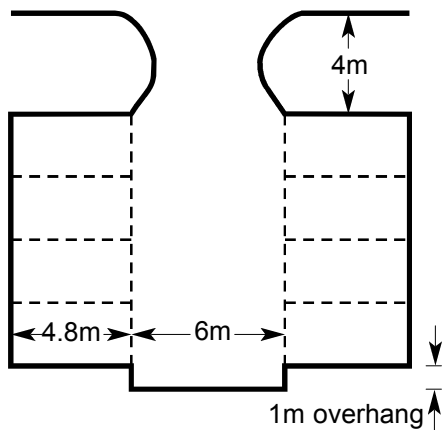


Minimum perpendicular parking bays

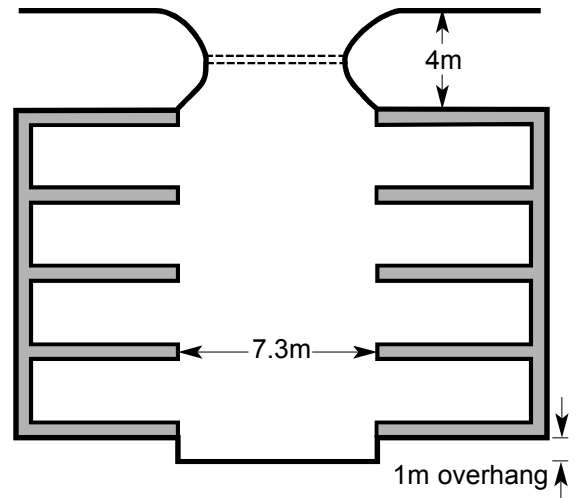


Minimum parallel parking bays

c) Distances within Car Parks

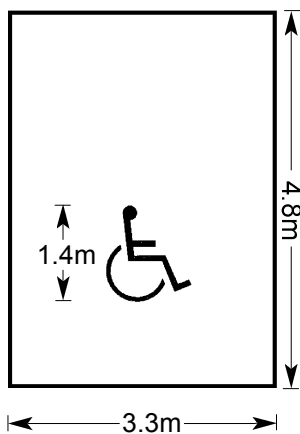


Minimum parking forecourt space

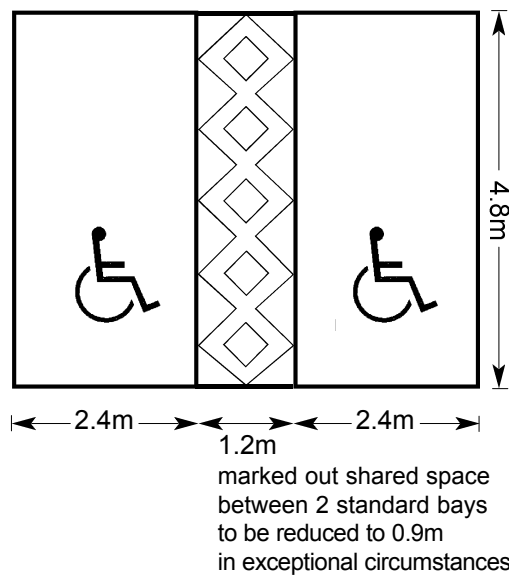


Minimum garage forecourt space

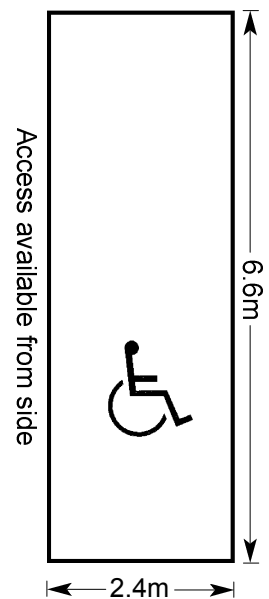
d) Parking Spaces for Persons with Disabilities



Single space



Double space



Bays in line

CAR PARKING STANDARDS

All standards are maxima

**TABLE 11.1: RETAIL, FINANCIAL & PROFESSIONAL SERVICES AND FOOD AND DRINK
(USE CLASSES A1 – A5)**

Category		Standards (spaces per m ² of GFA)		
		Sutton Town Centre	Other Town Centres	Rest of Borough
Retail (A1)	Smaller shops (<500m ² GFA)	1/75m ²	1/40m ²	1/30m ²
	Intermediate shops (500m ² to 2500m ² RFA)	1/40m ²	1/25m ²	1/20m ²
	Food superstore (>2500m ² sales area / RFA)	1/35m ²	1/20m ²	1/15m ²
	Non-food stores (>2500m ² RFA)	1/50m ²	1/40m ²	1/30m ²
	Town Centre/ malls/other	1/60m ²	1/40m ²	1/30m ²
	Garden centres	1/55m ²	1/35m ²	1/25m ²
Financial & Professional Services (A2)	Banks, building societies, estate & other agencies, betting shops	No additional parking	No additional parking	1/30m ²
Food & Drink (A3-A5)	Restaurants, cafes, public houses	No additional parking	1/5m ² dining or bar area	1/5m ² dining or bar area
	Takeaways	No additional parking	No additional parking	To be assessed individually

Notes

1. The parking standards relate to gross floor area (GFA). The categories of shops are based on sales area/retail floor area (RFA) except for smaller shops and stores less than 500m² which are based on GFA. For example, a food superstore with a sales area of over 2500m² in Sutton town centre would have a standard of 1 space per 35m² of gross floor area.
2. The proposed standards are within the ranges advocated in the London Plan for different public transport accessibility levels. Sutton town centre is linked to PTAL 5/6, other town centres to PTAL 3-4 and rest of borough to PTAL 0-2.
3. In determining the appropriate level of on-site provision required, the council will have regard to public transport accessibility, the existing availability of parking spaces and the extent of on-street parking controls.
4. Where appropriate, S106 contributions towards provision/enhancement of sustainable modes will be sought from applicants to encourage a higher proportion of trips to be made by public transport, cycling and on foot.
5. Any large areas of car parking (over 50 spaces) should be made available as public parking.
6. In Sutton town centre, no additional provision will be necessary for bars, cafes, restaurants or takeaways. In other town centres there will be a presumption that no additional parking will be required for restaurants, cafes and public houses unless the council considers that there is insufficient public or on-street parking available within the town centre.
7. For retail developments (A1) with more than 10 parking spaces, 10% of all spaces should be provided with electrical charging points, with passive provision for an additional 10%.

**TABLE 11.2: BUSINESS, INDUSTRIAL AND STORAGE
(USES CLASSES B1, B2 AND B8)**

Category		Standards (spaces per m ² of GFA)		
		Sutton Town Centre	Other Town Centres	Rest of Borough
Business & Industry (B1-B8)	Offices, Light Industry (B1)	1/350m ² (Note 3)	1/100 m ²	1/100 m ²
	General Industrial (B2)	1/500 m ²	1/100 m ²	1/100 m ² (Note 4)
	Storage and Distribution (B8)	1/700 m ²	1/150 m ²	1/100 m ² (Note 4)

Notes

1. Where appropriate, S106 contributions towards provision/enhancement of sustainable modes will be sought from applicants to encourage a higher proportion of trips to be made by public transport, cycling and on foot.
2. The council will generally require the production of a Travel Plan for businesses of over 20 employees/2500m².
3. The council will consider relaxing this standard, on a case by case basis, where there is a proven demand and a strong regeneration and employment case to allow more parking to attract new office development, provided there would be no adverse impact on congestion or air quality and a long term commitment to encourage the use of sustainable modes secured through a S106 agreement.
4. The council will consider applications, on a case by case basis, proposing additional parking up to a maximum 1:50m² in Strategic Industrial Locations to reflect lower public transport accessibility and the need to reduce on-street parking levels.
5. For B1 use developments with 10 or more parking spaces, 20% of spaces should be provided with electrical charging points, with passive provision for an additional 10%.

**TABLE 11.3: HOTELS AND RESIDENTIAL INSTITUTIONS
(USE CLASSES C1 AND C2)**

	Category	Maximum Standards
Hotels (C1)	Hotels, Motels and Guest Houses	1 space per bedroom (also see note 4)
Residential Institutions (C2)	Rest Homes / Old Peoples' Homes	1 space per 4 staff & 1 visitor space per 10 units or beds
	Nursing Homes	1 space per 4 staff & 1 doctor space & 1 visitor space per 10 beds
	Children's Homes	1 space per 4 staff & 2 spaces for visitors
	Other Residential Homes / Hostels	To be assessed individually

Notes

1. No differentiation is made according to location in the borough for these uses, although in town centres there will be a presumption that lower levels of parking will be provided.
2. Within Sutton town centre, the council will encourage applicants to contribute towards provision/enhancement of sustainable modes to encourage a higher proportion of trips to be made by public transport, cycling or on foot, in lieu of providing off-street parking.
3. Within other town centres, the council will encourage applicants to provide off-street parking below the maximum standard unless it considers this would lead to an increase in on-street parking which would adversely affect traffic flows, road safety, or the local environment.
4. Parking space for coaches may also be required for larger hotels/motels, generally those providing more than 50 bedrooms.
5. For rest homes and old peoples' homes secure sheltered parking and charging facilities should be provided for mobility scooters.

TABLE 11.4: DWELLING HOUSES (USE CLASS C3)

Size of Dwelling	Sutton Town Centre and its Area of Potential Intensification Up to maximum	Other Town Centres and their Areas of Potential Intensification Up to maximum	Rest of the Borough See Note 3
1-2 beds	1	1	1
3 beds	1.5	1.5	2
4+ beds	1.5	1.5	2

Notes

1. Within town centres, the council will expect parking spaces not to be allocated to individual dwellings in order to make the most efficient use of the parking provision and maximise residential density. Applications proposing less than the maximum standard in town centres will be favourably considered, including car free developments in appropriate locations, so long as the council is satisfied that this will not cause adverse problems arising from overspill parking and adequate measures are in place to encourage use of sustainable transport, including good quality cycle parking in excess of the minimum standards. Larger developments would be expected to make provision for, or a contribution towards, a car club and sustainable transport improvements.
2. Within Areas of Potential Intensification, applications proposing less than the maximum standard will be favourably considered in order to maximise housing density, so long as the council is satisfied that this will not cause adverse problems arising from overspill and adequate measures are in place to encourage the use of sustainable transport, including sufficient good quality cycle parking. Larger developments would be expected to make provision for or a contribution towards a car club and sustainable transport improvements.
3. In areas with PTAL levels 0 and 1 the council will normally require developments to provide the maximum standards in full. The same approach may also be taken to developments in areas with PTAL level 2 on a case by case basis. Elsewhere provision will be required up to the maximum provision.
4. In 'Rest of the Borough' locations, the council may permit more parking than the maximum standard where it can be proven that there is a demand and a lower provision would give rise to on-street parking problems. In such circumstances, up to an additional 0.5 spaces per dwellings should be allocated for visitor/general use. For 3 and 4+ bedroom houses in these locations, driveways which can accommodate more than the maximum standard will generally be permitted.
5. For 3-4 bedroom houses, where parking is provided by a garage within the curtilage of the property, the driveway should be of sufficient length to accommodate parked car and, therefore, in these cases, the maximum standard of 1.5 may be exceeded to allow for 2 off-street spaces.
6. In developments of 10 or more parking spaces, 20% of spaces should be provided with electric vehicle charging points, with passive provision for an additional 20%.
7. Developments of 35 or more units or 50 or more parking spaces should make provision for one or more car club parking bays, subject to negotiation with a car club operator to occupy them. Alternatively, developers will be expected to fund memberships/usage for an existing nearby car club, in accordance with the council's Car Clubs SPD or any subsequent updating document.
8. Parking spaces/garages should be designed according to the dimensions set out in Diagram 11.1 and parking and new street layouts should be designed so as only to allow parking in designated bays.
9. Parking for disabled drivers, motorcycles and bicycles should also be provided in accordance with the council's standards set out elsewhere in this appendix.

TABLE 11.5: NON-RESIDENTIAL INSTITUTIONS (USE CLASS D1)

	Category	Maximum Standards
Non-residential Institutions (D1)	Places of Worship	1 space per 15m ² GFA
	Public Halls	1 space per 12m ² public space
	Schools	4 spaces per 5 employees
	Further Education	To be assessed individually
	Playgroups and day nurseries	1 space per 4 staff
	Hospitals	To be assessed individually
	Medical Centres (purpose-built)	4 spaces per consulting room
	Doctors' Surgeries/ Dentists	To be assessed individually
	Conference Centres	1 space per 3 seats
	Exhibition Halls	1 space per 6m ² GFA
	Libraries, Museums, Art Galleries etc.	1 space per 30m ² GFA

Notes

1. No differentiation is made according to location in the borough for these uses, although in town centres there will be a presumption that lower levels of parking will be provided. For small scale uses, particularly involving house conversions (e.g. dentists), it may be deemed inappropriate for there to be additional dedicated parking in these locations, but applications will be assessed individually.
2. For schools, parking provision may be required for school transport e.g. coaches, minibuses. Consideration will also be given to the need for adequate setting-down areas and visitor spaces where appropriate.
3. Within Sutton town centre, the council will encourage applicants to contribute towards provision/ enhancement of sustainable modes to encourage a higher proportion of trips to be made by public transport, cycling or on foot, in lieu of providing off-street parking.
4. Within other town centres, the council will encourage applicants to provide off-street parking below the maximum standard unless it considers this would lead to an increase in on-street parking which would adversely affect traffic flows, road safety, or the local environment.
5. In the case of playgroups/day nurseries, the council will take into account local traffic conditions and the parking capacity in the street.
6. In the case of medical centres, disabled car parking may be required in excess of general standards.

TABLE 11.6: ASSEMBLY AND LEISURE USES (USE CLASS D2)

	Category	Maximum Standards
Assembly and Leisure (D2)	Multi-activity leisure site	To be assessed individually
	Cinema, Bingo Clubs & Theatres	1 space per 5 persons as licensed
	Dance Halls and Clubs	1 space per 3 persons as licensed
	Leisure Centres and Swimming Pools	1 space per 10m ² of public activity area plus 1 space per 2 staff
	Tennis and Badminton Courts	4 spaces per court
	Squash Clubs	2 spaces per court
	Sports clubs/ pitches	1 space per 2 playing participants
	Equestrian Uses	1 space per stable box
	Ten pin bowling, indoor bowls	4 spaces per lane
	Golf courses	To be assessed individually
	Golf driving ranges	1.5 spaces per tee

Notes

1. No differentiation is made according to location in the borough for these uses.
2. Within Sutton town centre, the council will encourage applicants to contribute towards provision/ enhancement of sustainable modes to encourage a higher proportion of trips to be made by public transport, cycling or on foot, in lieu of providing off-street parking.
3. Within other town centres, the council will encourage applicants to provide off-street parking below the maximum standard unless it considers this would lead to an increase in on-street parking which would adversely affect traffic flows, road safety, or the local environment.
4. Any large areas of car parking should be made available as public parking.
5. Coach/minibus parking may also be required for larger developments.

SCHEDULE 11.C: CYCLE AND MOTORCYCLE PARKING

Table	Cycle Parking	Page
11.7	Minimum Cycle Parking Standards	336

CYCLE PARKING STANDARDS

1. The council's cycle parking standards, as set out in Table 11.7 below, are those used by Transport for London and recommended in the London Plan for inclusion in borough Local Plans with minor amendments, where appropriate, to reflect local circumstances. All the standards are minima and developers are encouraged to exceed them particularly where there is a development threshold below which cycle parking standards are not required by these standards. Furthermore, in those instances where very limited car parking provision is considered acceptable, the council will expect cycle provision in excess of these minimum standards to be provided. In exceptional circumstances, a lower provision on-site than the standard may be agreed where it is considered inappropriate or impractical to provide the full standard. In these cases, a commuted sum may be required towards the provision of public cycle parking or other facilities to assist and encourage cycling.
2. The standard to be provided for each land use is the sum of both long stay and short stay provision. However for all land uses, with the exception of Use Classes A1 to A5 and C3, new developments should provide a minimum of two long-stay and two short stay spaces. For A1 to A5 uses this minimum requirement only applies to developments in excess of 100 m².

TABLE 11.7: MINIMUM CYCLE PARKING STANDARDS (ALL LAND USES)

To be read in conjunction with paragraphs 1 and 2 above.

Land Use	Standard (Long Stay Provision) <i>(see also paragraph 2 above)</i>	Standard (Short Stay Provision/Visitor provision) <i>(see also paragraph 2 above)</i>	Comments
A1 Food Retail	For developments in excess of 100 m ² : 1 space per 175 m ² .	For developments in excess of 100 m ² : 1 space per 40 m ² for the first 750 m ² and 1 space per 300 m ² thereafter.	Where it is not possible / practical to provide parking within the curtilage of the shop, the developer will be required to make provision for or fund public cycle parking outside the premises, although ideally there should be some secure parking for staff within the premises.
A1 Non-Food Retail	For developments in excess of 100 m ² : 1 space per 250 m ² for the first 1,000 m ² and 1 space per 1,000 m ² thereafter.	For developments in excess of 100 m ² : 1 space per 125 m ² for the first 1,000 m ² and 1 space per 1,000 m ² thereafter.	Where it is not possible /practical to provide parking within the curtilage of the premises, the developer will be required to make provision for or fund public cycle parking outside the premises.
A2-A5 Financial / professional services Cafes and restaurants Drinking establishment Take-aways	For developments in excess of 100 m ² : 1 space per 175 m ²	For developments in excess of 100 m ² : 1 space per 40 m ²	Where it is not possible /practical to provide parking within the curtilage of the premises, the developer will be required to make provision for or fund public cycle parking outside the premises.

Land Use	Standard (Long Stay Provision) <i>(see also paragraph 2 above)</i>	Standard (Short Stay Provision/Visitor provision) <i>(see also paragraph 2 above)</i>	Comments
B1 Offices	Within town centres 1 space per 90 m ² . Elsewhere 1 space per 150 m ²	1 space per 500 m ² for first 5,000 m ² and 1 space per 5,000 m ² thereafter	
B1 Light Industry and research and development	1 space per 250 m ²	1 space per 1,000 m ²	
B2-B8 General industrial, storage or distribution	1 space per 500 m ²	1 space per 1,000 m ²	
C1 Hotels. Bars, restaurants, gyms etc that are open to the public should be considered individually under the relevant standards.	1 space per 20 bedrooms	1 space per 50 bedrooms	
C2 Hospitals	1 space per 5 staff	1 space per 30 staff	
C2 Care homes / secure accommodation	1 space per 5 staff	1 space per 20 bedroom	
C2 Student accommodation	1 space per 2 beds	1 space per 40 beds	
C3-C4 Dwellings	1 space per studio and 1 bedroom unit. 2 spaces per all other dwellings (except sheltered housing where 1 space per 5 units will be acceptable)	1 space 40 dwellings	All new dwellings should have space to store bicycles securely, preferably undercover/indoors. For houses, this can be in a garage, utility room, garden shed etc. and in these cases there need not be specific provision for cycles. In flats or communal accommodation, a secure, covered cycle parking/storage area should be provided inside or outside each block.

Land Use	Standard (Long Stay Provision) <i>(see also paragraph 2 above)</i>	Standard (Short Stay Provision/Visitor provision) <i>(see also paragraph 2 above)</i>	Comments
D1 Nurseries and Schools - (primary and secondary)	1 space per 8 staff plus 1 space per 8 pupils	1 space per 100 pupils	
D1 Universities and colleges	1 space per 4 staff plus 1 space per 20 FTE students	1 space per 7 FTE students	
D1 Health centres, including dentists	1 space per 5 staff	1 space per 3 staff	
D1 Other (e.g. library, church etc.)	1 space per 8 staff	1 space per 100 m ²	
D2 Assembly activities – (e.g. cinema, bingo, etc)	1 space per 8 staff	1 per 30 seats	
D2 Sports (e.g. sports hall, swimming, gymnasium etc.)	1 space per 8 staff	1 space per 100 m ²	
All stations	To be considered on a case by case basis.		

Notes

1. Land uses not mentioned in the table above will be considered on their merits, with the presumption that all new developments should make provision for cycle parking. Existing developments which are currently deficient in or have no cycle parking are encouraged to meet these standards. As a rule of thumb, cycle parking provision should aim to cater for a 10% modal share for trips to the development.
2. In the above standards a space refers to space for one cycle. For the purposes of provision a 'Sheffield' type stand can be taken to accommodate two cycles, although ideally they are best used by only one cycle. For guidance on the design of cycle provision, please see 'The London Cycle Design Standards' (TfL 2015) or any subsequent revisions.
3. Parking for staff should be suitable for long stay parking ideally be separated from and in a more secure and covered location than visitor parking.
4. Provision for short stay cycle parking should be available for shoppers, customers, messengers and other visitors to a site and should be conveniently located close (normally within 15 metres) to the main entrance .
5. Where it is not possible to provide visitor cycle parking within the curtilage of a development the council may accept, at its discretion, contributions to provide public cycle parking in an appropriate location in the vicinity of the site.
6. Staff should always be taken as the full-time equivalent, unless otherwise stated.
7. References to building floorspace are gross external floorspace.

APPROPRIATE TYPES AND LOCATION OF CYCLE PARKING PROVISION

1. There is an increasingly diverse range of cycle parking racks available, and therefore the council does not wish to be too prescriptive. However, 'butterfly' type racks, or concrete blocks, which simply grip one or both wheels and do not allow the frame to be locked, are inadequate from a practical and security point of view and will not be acceptable. The

preferred type is the 'Sheffield' stand or a variation of it, which supports the bicycle and allows the frame and both wheels to be locked to a fixed bar. Such racks/stands should be securely fixed to the ground, but ultimately the level of security provided depends on the strength of the cycle lock(s) used. For longer term cycle parking, and where security is particular issue, a range of cycle lockers, sheds and shelters are available which offer a greater level of security.

2. Cycle parking should be located as close as possible to the entrance(s) to the building it is serving without obstructing pedestrian flow, and easily accessible from the highway/site entrance, by dropped kerb where necessary. Visitor/short stay parking should be within 15 metres of the entrance. It should be clearly signed, in a prominent position visible from the building and/or a security lodge, well lit and preferably covered by a CCTV camera. Cycle parking should ideally be undercover, particularly that used for longer periods such as school/college/workplace and station parking. For new build developments, cycle parking should be incorporated into the design of the building from the outset and not be seen as an 'add-on' at the end.
3. In addition, employers and educational establishments are encouraged to provide showers, lockers, changing and drying room facilities for staff cyclists, and any other appropriate support to encourage employees/students to cycle to work.
4. Developers should refer to guidance provided by Transport for London or the London Cycling Campaign for the range of cycle parking provision on the market and manufacturers/ suppliers. In addition, council officers can provide site-specific advice to developers on cycle parking provision. Where a Transport Assessment and Travel Plan are required, these should include full details of the proposed cycle parking provision.

MOTORCYCLE PARKING

An appropriate level of motorcycle parking space should be provided for staff/ visitors. The number of spaces will depend on the nature of the development but as a general rule 1 motorcycle space should be provided for every 20 car-parking spaces, subject to a minimum of 1 space for developments providing 10 car parking spaces or more. A minimum area of 2 metres x 1 metre should be allowed per motorcycle. The same principles regarding location apply as those for cycle parking, namely that it should be as close to the entrance as possible (without causing an obstruction); highly visible from a security point of view - preferably visible from the building, and covered by CCTV; well lit; well signed; and ideally undercover (but not fully enclosed). In addition, ideally there should be a secure metal bar/railing to lock motorcycles to.

Borough Road Network



- TIER 1
Strategic Routes
(TfL Road Network)
- TIER 2
London Distributor
Roads
- TIER 3
Borough Distributor
Roads
- Local Access Roads



October 2015


Not to Scale

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Map 11.6 Sutton Cycle Route Network

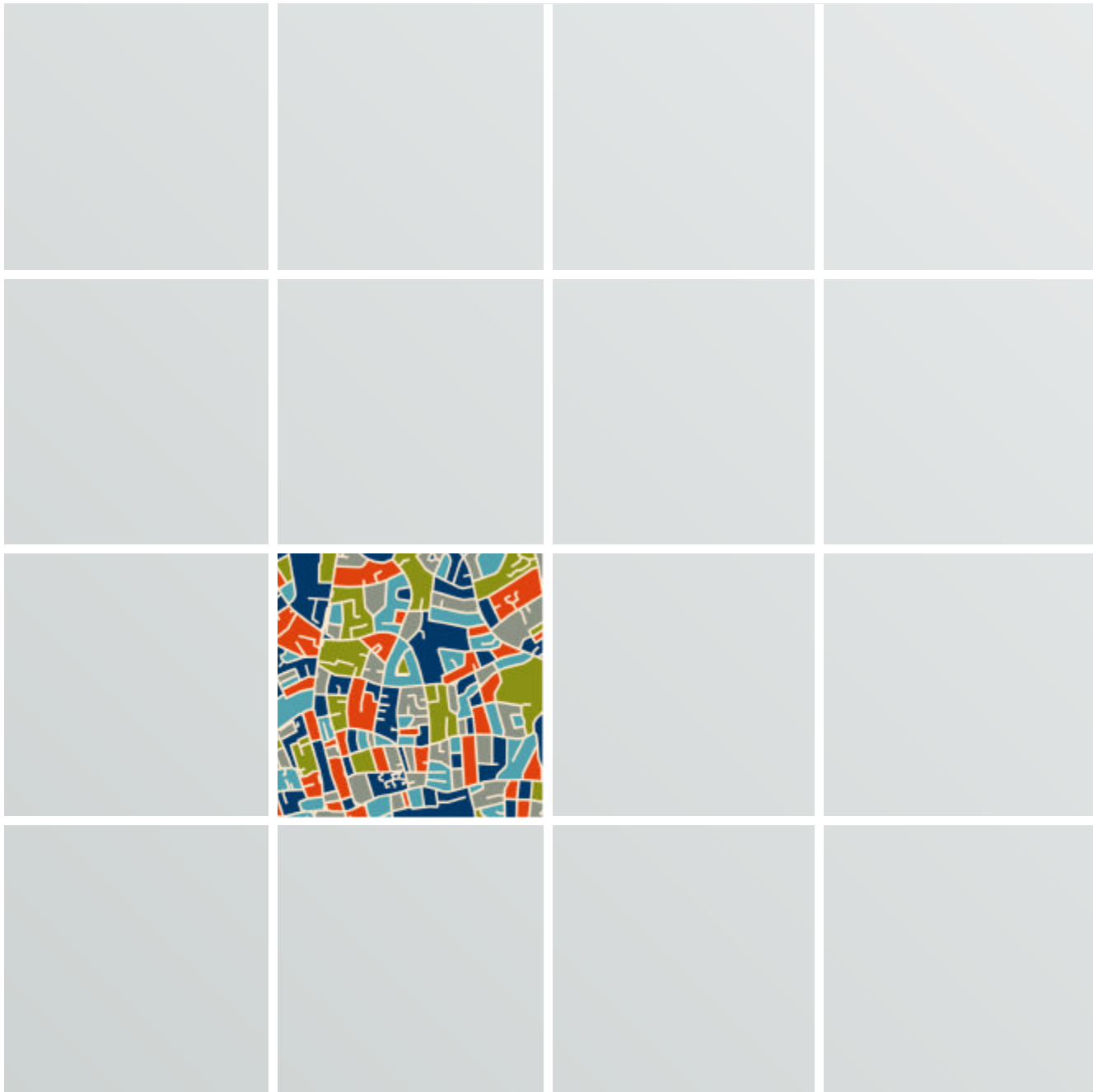


- Existing Cycle Route
- ⋯ Proposed Cycle Route
- Proposed Quietway on Existing Cycle Route
- National Cycle Route 20 Avenue Verte


November 2015

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