

**From:** Mick O'Neill

**Sent:** Monday, August 12, 2024 9:27 PM

**To:** Planning

**Subject:** Planning Application 2024/3079/P comment

Hello,

It is good to see that finally after many years of neglect, the people who bought 20 Swain's Lane earlier this year have applied to fix it up somewhat. I have been living in 12 St. Albans Road for 40 years and the back

6 metres of our side garden fence is linked to number 20 Swain's Lane. I do the watering of nearly all of #12's garden and for the last 2 years have been the main person trying to maintain the rear section of #12's garden.

Here is part of an explanation of why I think the new owners of 20 Swain's Lane should replace parts of the fence before or at the same time they do the work proposed in this planning application.

One of the reasons is that in recent years we had a problem with a tree in 20 Swain's Lane beside the corner of their garden closest to our property. For several years the tree was leaning over and pushing down the side fence slightly and some of us feared it could dangerously collapse but it was impossible to get the person who owned the property to do anything about it. This was somewhat understandable because he was very old. However, after he died, the tree collapsed and hit the back of our house on the 2nd January this year. It destroyed one section of the fence between our two gardens. The entire section went from nearly vertical to nearly horizontal including one of the concrete fence posts. The other end of the section was totally disconnected from its concrete fence post.

The following photo shows it:



We eventually tracked down one of his children, Tom Albu who had inherited the property with his siblings but they were all selling it. He agreed to get a team to come in and cut the tree up and take it away.

When I asked Tom Albu on WhatsApp to “confirm that you or the person who has bought your house are going to replace the fence that your tree destroyed” he replied “yes, once that” (=the tree work) “is done, I’ll get the fence sorted.”

The team who came to remove the tree also tried with me to push the fence back up but because of the concrete support had been smashed and bent over so much it was not possible.

After the Albus had sold the property Tom then wrote that we” sold the house. So I am afraid you are going to have to talk to the new owners about this”(=the fence) “now.”

Eventually we got the shattered fence and the broken concrete fence post to tie up to another concrete fence post for the corner of a fence in number 10 St Albans Road.

Removal of the shed right next to the broken fence may well mean that broken fence with so little support may even blow down as the shed will no longer protect it from the wind. This is more likely because the concrete fence post is now pulling the fence down rather than holding it up.

Some of the residents here are concerned that the request to install a heat pump at the furthest corner from the 20 Swains Lane house, presumably because of its potential noise could bring noise problems to us because it is nearly as close to our house especially as the unsupported fence could come down again.

It would be good if the new owners will do what the previous owner had promised to do and passed on to the new owners when he sold it.

There is another problem which I have noticed and that is that a section of the fence at the back of 20 Swain's Lane is totally missing and it is behind the shed which the planning application proposes to remove. I have talked to the pensioner named Christopher Cooke who lives there at 10 St Albans Road and is solely in charge of that area of the garden. He too feels the fence should be replaced. He explained that when he moved in eleven years ago the fence was already a bit flimsy but when Martin Albu organised some work chopping branches off a tree it destroyed that section of the fence completely. He was concerned that that section of the fence was not replaced by Martin Albu but because the shed was there he did not insist that it was replaced at the time. So he is now concerned that the shed is proposed to be removed leaving a wide section of the fence totally open partly because he is vulnerable and has been burgled 3 times since he moved in and partly because the planned heat pump would be right next to the gap unnecessarily letting more of the noise it makes in.

Here is a photograph of the area of the fence that the shed is behind:



It seems to me that the reason 20 Swains Lane was relatively cheap was because it had deteriorated in recent years. So it would be good if the new residents could fix all the problems including those influencing us nearby residents.

Part of the solution is replacing the two sections of broken fences and connected to the concrete fence posts and the concrete fence post that was destroyed by the falling tree is firstly replaced.

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