

Application No:	Consultees Name:	Received:	Comment:	Response:
2021/6074/P	Anne Delaney	01/01/2022 11:48:35	OBJ	<p>As the owner of 36 Meadowbank, only two doors from the the applicant's property, I would like to register my strong objection to the proposed basement excavation works.</p> <p>These works pose considerable risk to the party walls and foundations of the six town houses in this block. Propagation of stress risers, throughout the structure cannot be modelled with absolute certainty notwithstanding any geotechnical analysis of the substrate.</p> <p>This excavation potentially only stands to benefit one property whilst putting the structural integrity of five others at risk.</p> <p>The risk-benefit analysis does not favour progressing with this aspect of the proposed works.</p> <p>(1) Is the planning permission conditional upon the applicant providing insurance for the remediation of damage caused to any and potentially all the properties in this block?</p> <p>(2) Have opinions and analysis from several firms of independent geotechnical geologists, civil engineers &amp; structural engineers been obtained;</p> <p>(3) Is the applicant prepared to accept responsibility for the reconstruction or remediation of impacted properties should damage be caused by changes in stress distribution?</p> <p>(4) For how many years is the applicant prepared to provide insurance coverage for the adjoining properties given that some damage may take a number of years to occur or to evidence degradation in the block's structural integrity?</p> <p>(5) What are the consequences if some of these properties start exhibiting stress fractures 10 years or more after these works?</p>

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