

Our Ref: 223595-FSD-XX-XX-CO-S-0102

Date: 8th August 2022

Form

By e-mail:

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Dear Will,

**29 ELSWORTHY ROAD, LONDON, NW3 3BT – PLANNING APPLICATION 2021/1527/P – 31
ELSWORTHY ROAD, LONDON, NW3 3BT**

The purpose of this letter is to discuss the revised Basement Impact Assessment (BIA) and The Royal Borough of Camden's checking engineer's audit of the BIA. Form SD's review of the proposed works is limited to the information contained within the planning application 2021/1527/P. This letter should be read in conjunction with Form SD's previous letter '223595-FSD-XX-XX-CO-S-0101'.

Form SD's main issue raised in '223595-FSD-XX-XX-CO-S-0101' relates to the potential impact of the proposed basement at No.31 Elsworthy Road on the existing ground water and its negative impact on the existing basement of No. 29 Elsworthy Road.

The ground investigation report and the BIA identified significant ground water within the made ground. The recorded water is likely to be perched water trapped above the underlaying clay strata.

The BIA concludes that the proposed basement at No.31 Elsworthy Road will not significantly affect No.29 Elsworthy Road on the assumption that there is no basement under No.29. A basement is, however, present under No.29 Elsworthy Road and sits within the depth of the made ground. Further information is recommended to be sought from the adjoining owners design team to assess how the proposed basement will impact the existing basement under No.29 due to diverting the perched ground water.

Yours sincerely



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Senior Engineer

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