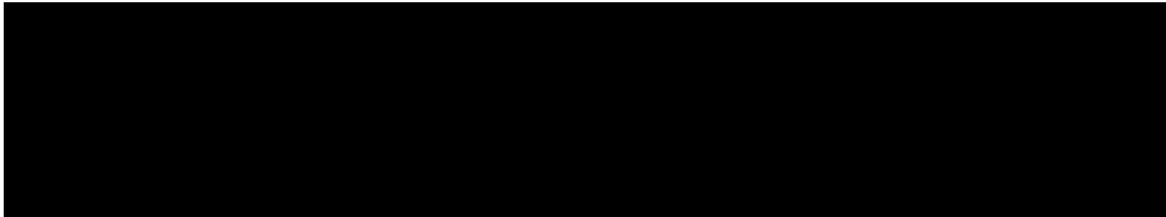


| Application No: | Consultees Name: | Received: | Comment: | Response: |
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| 2022/4174-T | Amit Nagpal | 23/10/2022 04:20:19 | OBJ | <p>I am the owner and resident of a front facing flat in 10 Compayne Gardens.</p> <p>I am very sorry to hear about the problems being experienced by Number 8 Compayne Gardens but it is strange that 10 Compayne Gardens is not experiencing the same issues given this building is much closer to the tree. It sounds like further investigation might be warranted before a definitive conclusion is reached that the tree outside number 10 is the cause of the structural problems being experienced by Number 8.</p> <p>If in the event it is ultimately concluded that the tree is the cause of the problems being experienced by number 8, I would be grateful if alternative solutions to the removal of the tree could be considered e.g. reducing the branch lengths or it seems from the technical reports that a root barrier could be deployed.</p> <p>The tree is very valuable as (i) it provides greenery outside the flat and in the street more generally (ii) it provides a partial block to the sun during hot summer days helping to reduce the internal temperatures in the flat and (iii) the branches and leaves provides a large degree of natural privacy from/to the neighbours living in flats on the other side of the street during the long summer evenings.</p> <p>It is also surprising that the first notice I have had of potential problems with the tree has only been in the last month and at the stage of raising a formal petition for removal of the tree. One would have thought that it would have been appropriate to raise concerns at an earlier stage prior to the point of requesting a tree removal.</p> <p>Anyway the most important points I wish to make are that the tree is very valuable to day-to-day living and so a removal should only be undertaken if (a) there is clear proof that the tree is the cause of the problems at Number 8 (including an explanation of why similar problems are not occurring to the Number 10 building itself which is located much closer) and (b) in the event that the tree is determined to be the cause of the problem, if there is no other more reasonable solution to the problem e.g. pruning of the tree, installation of a root barrier etc.</p> <p>Thank you in advance for taking these points into the overall consideration.</p> |



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| 2022/4174/T | Janet Venour | 24/10/2022 01:12:38 | SUPPRT | <p>Following on from Crawford's updated Addendum Technical Report 23rd September 2022, posted 20/10/2022, I cannot stress enough the utmost urgency and action required to halt the subsidence causing downward movements to mine and fellow owner's flats and building at 8 Compayne Gardens.</p> <p>I am the owner of a flat on the first floor of No 8 (facing the street), where I noted cracks appearing on the ceiling and above and below my bay windows including outside and inside on the window sills.</p> <p>These cracks were filled and repainted over only for them to reopen in the same places but deeper.</p> <p>My flat will have been empty a year this December, as I had wanted to refurbish, but realized that with the ongoing problems of more and more new cracks appearing in the bedroom and bathroom it would not have been prudent or wise to proceed until the Lime tree at No 10 Compayne Gardens has been decided.</p> <p>The independent experts, Crawfords, MWA Arboricultural, Auger, MHN have done all their testings and investigations from soil/vegetation, more than a year of level monitoring, technical reports on No 8 and all have come to the same conclusion that the cause of the subsidence to our properties is the Lime tree.</p> <p>The residents of No 10 do not suffer from cracks in their flats as the roots of their own tree is not going under their building, but it has been confirmed by the experts it is coming over to ours and is affecting the left-hand side of No 8.</p> <p>This would explain why the paving stones to our alleyway are breaking up and why the flat owners below and above me are experiencing difficulty in closing their bathroom windows, (situated on the left-hand side) and why I have cracks in the brickwork alongside my window that the daylight is coming through and the bathroom tiles are falling away from the wall.</p> <p>I am unable to have anyone living in the flat whilst these problems continue.</p> <p>The Lime tree was not the only 'live' roots to have been discovered under our foundations (2.17m deep), but from other vegetation and this was our own Bay tree and shrubs, but the Bay tree was felled in July this year with the approval of Camden Council and the shrubs have been pruned as recommended by MWA Arboricultural. (although they had added that pruning alone is not a viable long-term solution).</p> <p>Under MWA Arboricultural's Reasons for Works, Page 1 No 9. root barrier is also mentioned, but the experts have always concluded and individually agreed that the Lime tree must be removed.</p> <p>Whilst it remains standing, it will further sink our building, as confirmed by Crawford's (Level Monitoring were constantly recorded throughout this summer) that we now have a significant drop in the level of the foundation (to No 8) beneath the right-hand side corner of our building.</p> <p>This I can verify as only a few weeks ago, when visiting my flat, I was horrified to sense the flooring in my hallway dipping downwards. The subsidence is now taking a sinister turn as both the left and right hand side of the building at No 8 are both affected.</p> <p>Please take a look at the MWA Arboricultural Appraisal Report 15/9/2022 on Page 10 where there are two</p> |

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| | | | | <p>photos of the Lime tree in question T4 plus our Bay tree T3 and shrubs SG2.</p> <p>T3, the Bay tree has now been removed from our front garden, but what is so alarming to notice about the Lime tree is how the height of the tree is leaning and towering over No 10 that the branches are almost touching the top flat.</p> <p>Quite frightening how enormous the tree really is to the building and wonder how long and stretched it's roots really go under our building.</p> |
| 2022/4174/T | Claudine Piggott | 21/10/2022 13:42:49 | SUPNOT | <p>I am the owner of flat 7 and have already submitted details of the level of subsidence damage caused to several flats at no 8 which is worsening. I have noted comments from the owners of number 10 including objections to the timescale and technical reporting. As noted, the Local Authority require a minimal timescale before such a Planning Application can be made and this has been adhered to. The technical reports themselves incorporate water sampling, scientific evidence, diagrams and explanations delivered by experts including surveyors and arborist. From the outset the lime tree was assessed as being the high-risk factor and the monitoring processes over the required duration have evidenced such.</p> <p>It is not something any of us are taking lightly and, although felling a tree is sad, we can only hope that no 10 understands the negative impact it is having on our building. What is not clear is whether, had the lime tree been regularly pruned, we would be facing this situation but note from the arborist reports that even pruning from now what not help the situation and could in fact damage/destroy the tree.</p> |
| 2022/4174/T | Max Sadlowski | 23/10/2022 17:24:17 | OBJ | <p>I live at 10 Compayne gardens and the tree in front of the building was an immediate part of our decision to live in the property. It adds so much character and is an important part of the greenery along Compayne gardens. It also has been there obviously for a very long time and does not negatively affect our property at all. It's my understanding that this request has been raised by 8 Compayne Gardens without adequate evidence that this will in fact solve the issue or provide any evidence that they have exhausted other reasonable options to resolve the issue.</p> <p>Please do not cut down this tree. It will have a very negative impact on this part of the community and reduce greenery in the area.</p> |