

Mr & Mrs Mudar – 82 Park Avenue, Ruislip, HA4 7UP

5th April 2024

To Hillingdon Council,

I am writing to issue a statement regarding the property located at 161 Park Avenue, Ruislip, HA4 7UN, visible from my residence. As of the end of February 2020, based on my observations to the best of my knowledge, the property has remained unchanged. I wish to confirm that there have been no notable alterations to the property subsequent to the above mentioned date. Furthermore, I do not have any objections regarding the current condition of the house. Should you need additional details or clarification, please feel free to reach out to me.

Kindest Regards,



Mr T S Mudhar

Mr & Mrs Mudar – 82 Park Avenue, Ruislip, HA4 7UP

5th April 2024

To Hillingdon Council,

I am writing to issue a statement regarding the property located at 161 Park Avenue, Ruislip, HA4 7UN, visible from my residence. As of the end of February 2020, based on my observations to the best of my knowledge, the property has remained unchanged. I wish to confirm that there have been no notable alterations to the property subsequent to the above mentioned date. Furthermore, I do not have any objections regarding the current condition of the house. Should you need additional details or clarification, please feel free to reach out to me.

Kindest Regards,

A handwritten signature in black ink, reading "T. S. Mudhar". The signature is written in a cursive style with a large, stylized 'M'.

Mr T S Mudhar

Planning Enforcement Team
Civic Centre
High St.
Uxbridge
UB8 1UW
Your Ref: ENF/446/19

90 Park Avenue
Ruislip
Middx. HA4 7UP
8th April 2024

Re: Planning Enforcement Issues – 161 Park Avenue, Ruislip, HA4 7UN

We live almost opposite 161 Park Avenue and have a clear view of it from all the front rooms of our house. The owners have informed us that the Planning Department is undertaking enforcement action which could potentially involve extensive demolition of their property. We are opposed to such a draconian action and wish to make the following comments:-

1. The colour of the bricks is gradually toning down with age and we have no objection to them. They are red, which is in keeping with the majority of houses in Park Avenue, except for the nearby new build properties nos. 171 and 173, which were inexplicably given planning permission for yellow bricks.
2. The colour of the roof tiles is unobtrusive and blends in with the nearby houses. When the roof was under construction in 2019 I sent you an objection to the height of the roof, which is above that of adjacent houses, but you never replied to me. If you intended to take any action over the roof, it would have been appropriate to do it then, not five years later when the house has been completed and inhabited for over four years. We have no objection to the colour or the style of the roof tiles.
3. The owners have provided some additional planting to the front garden area and the olive tree which they planted a couple of years ago is attractive to look at. I believe that 25% of the front area is now flower beds in accordance with your planning requirements and there are a number of houses in this part of Park Avenue where there is far less than this. The only unpleasant thing about their front garden is the bins and I would welcome the construction of a bin store to house them.

In conclusion, we urge the Council to either accept the current situation, or to negotiate an appropriate compromise with the owners. We have lived in Park Avenue for over 40 years and we welcome the use of planning regulations to protect the environment and the appearance of our road but we feel that there is a need for proportionality when considering action over fairly minor breeches of planning permission.

Yours sincerely,



Mr. J. & Mrs. A. Franks

123 Broadwood Avenue, Ruislip HA4 7XU

Phone: 01895 637188

5 April 2024

Mr K Kapoor
161 Park Avenue
Ruislip HA4 7UN

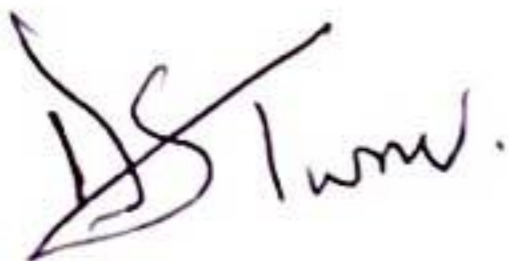
Dear Mr Kapoor

As discussed, you asked whether I had any information relating to the progress made during 2019 and 2020 with the construction of your new house at 161 Park Avenue. Ruislip HA4 7UN. This is in relation to your current discussions with Hillingdon Council.

I live in Broadwood Avenue and our back garden backs onto your garden at 161 Park Avenue. As a result, we can see the back of your house from our south facing windows and the garden. As we spend a lot of time in the garden we were able to observe the progress being made on the construction of your house.

We went away on holiday on Saturday, 7 September 2019 and noted that the brickwork was completed up to roof level and that the bricklayers had left the site. On our return two weeks later, we expected that the roof would have been largely complete. However, it had not been started. I am unsure as to when the roofing started but the work was done quickly and was completed well before the autumnal weather arrived.

Yours sincerely

A handwritten signature in black ink, appearing to read 'D Turner'.

David Turner

Peter Judd
159 Park Avenue
Ruislip
HA4 7UN

1st April 2024

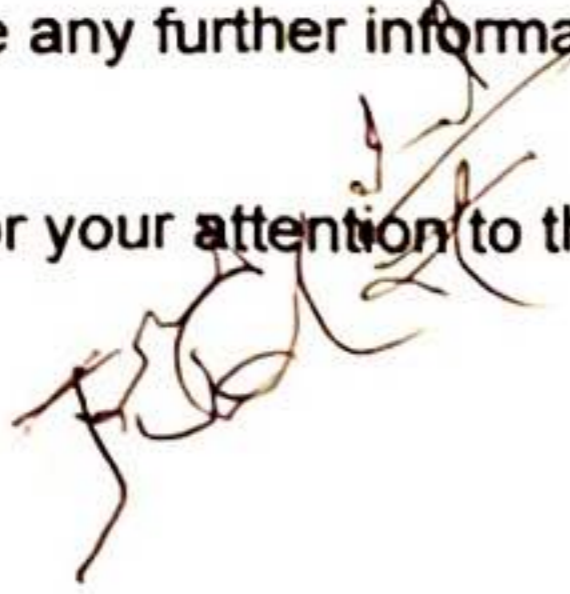
To whom this may concern,

I am writing to provide an outline of the property located at 161 Park Avenue, Ruislip, HA4 7UN to who I share a boundary with. To the best of my knowledge as of February 2020, the house has remained in its current state without any significant alterations or modifications. Furthermore, I would like to add that I have no objections to the house in its current state.

If you require any further information or clarification, please do not hesitate to contact me.

Thank you for your attention to this matter.

Sincerely,



Peter Judd

Mr John Codesal Rodriguez
165 Park Avenue
Ruislip
HA4 7UN

To Whom It May Concern at Hillingdon Council,

I am writing to provide an account regarding the property situated at 161 Park Avenue, Ruislip, HA4 7UN. As of February 2020, based on my personal observations, I can attest that the property has remained unchanged.

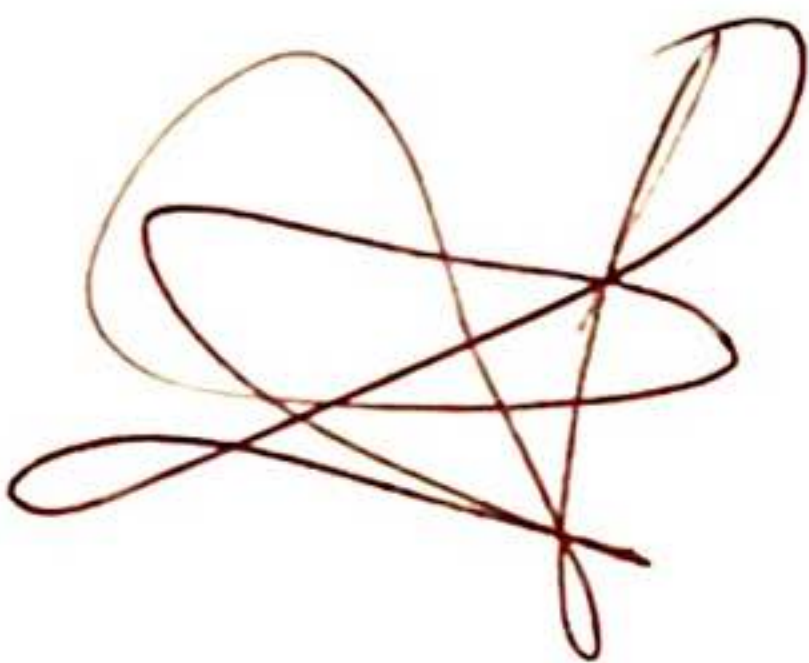
During that date, I had the opportunity to visit the property on several occasions to meet with the new owners, thereby confirming the state of the property.

I hereby confirm that there have been no significant alterations or adjustments to the property since the aforementioned date. Additionally, I have no objections to the current condition of the house.

Should you require further information or clarification, please do not hesitate to contact me.

Regards,

John Codesal Rodriguez

A handwritten signature in dark ink, consisting of several overlapping loops and a long horizontal stroke at the bottom, identifying John Codesal Rodriguez.

8th April 2024

To Hillingdon Council,

I am writing to provide a statement regarding the property situated at 161 Park Avenue, Ruislip, HA4 7UN, which shares a boundary with my home. As of January 2020, to the best of my knowledge, the house has remained substantially unaltered. I confirm this as I note my alleyway was being used for the scaffolding which concluded by the end of 2019.

I would like to assure you that to the best of my knowledge there have been no significant alterations or modifications to the property following the completion of the scaffolding use. Additionally, I have no objections to the current state of the house.

Should you require any further information or clarification, please do not hesitate to contact me.

Kind regards,

A handwritten signature in blue ink, appearing to read 'Mark Younger', with a long, sweeping horizontal stroke extending to the right.

Mr Mark Younger
163 Park Avenue
Ruislip
HA4 7UN
07905070213