Selsdon Building Contractors ltd.

Brunel Walk, Haringey

Information Letter – Residents – Seaford Road

Project Manager – Paul Stannard

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25-09-2026

IMPORTANT NOTICE AFFECTING YOUR PROPERTY

Dear Resident,

Further to our letter issued in February 2026 regarding the **upcoming works to the boundary wall behind your property**, we are now approaching the time where we can carry out the boundary fence replacement works. We would like to apologise for the delay in starting these works. The original programme anticipated that the boundary fence replacement would be undertaken in April 2026; however, delays to the wider construction programme have impacted on the delivery timetable and resulted in the works being rescheduled. We appreciate that this delay may have caused frustration and uncertainty, and we would like to thank residents for their patience and understanding.

Initially, we will start with properties **110-122 Seaford Road** before moving onto properties further along Seaford Road. We anticipate **the dismantling of your fence will commence in the week beginning 12 October 2026.** Once we have dismantled your fence, we will install Heras fence panels to provide temporary security. We will then undertake the necessary ground level adjustments before installing the new fence. We will work to complete these activities as quickly as possible and minimise disruption to residents throughout the process. **We anticipate that the fence boundary replacement works will be completed by 16 November 2026.** If there are any delays to the programme, we will endeavour to keep residents informed.

Upcoming works to the boundary wall behind your property

The boundary wall between the Brunel Walk construction site and the rear of properties 42-122 (even numbers only) needs to be replaced. These works form part of the approved plans for the construction of 45 new council homes at Brunel Walk.

What is being replaced

The boundary Fence which runs along the rear of the gardens of Seaford Road properties will be removed and replaced. This Fence is located entirely within the landownership of the London Borough of Haringey and was formally appropriated to allow these works to take place.

The boundary Fence marked as a red line on the aerial image overleaf will be removed and replaced along the same boundary line with a close-boarded timber fence 1.8m in height.

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Existing and new boundary wall

The existing dilapidated concrete panel wall as seen in the image below will be removed sectionally and replaced with a new 1.8m close-boarded timber fence along the same boundary line set in a concrete support. A visual example of the proposed fencing is below.



Existing site boundary with 42-122 Seaford Road



Example 1.8m timber fence

CLEARANCE REQUIRED – ITEMS, STRUCTURES, AND ACCESS

To allow the works to proceed safely and without delay, we ask that residents:

- Remove all loose, movable or unfixed items (such as plant pots, play equipment, stored materials)

- Place these at least 3 metres away from the existing wall
- Ensure that pets and children are kept well clear of the boundary line during working hours for the duration of the works

This clearance is essential for contractor access, demolition works, and installation of the new fence.

Important Notice on Liability

Neither Selsdon Building Contractors nor the London Borough of Haringey can accept responsibility for any damage to, or loss of items left within the required clearance zone.

To avoid any risk of damage, please ensure that all belongings are removed as instructed before works reach your section of the boundary.

Contact for Queries

If you have questions, difficulty clearing the area, or would like to discuss the works, please contact Haringey's Engagement Officer using the details below:

Calum Pollock
Engagement Officer,
Housing Delivery
Haringey Council
Level 5, Alexandra House
10 Station Road, London, N22 7TR

T: 020 8489 5091 E: Engagement@haringey.gov.uk

Thank you in advance for your cooperation while we carry out these essential works. We will continue to keep you updated.

Yours faithfully,

Selsdon Building Contractors Ltd.

On behalf of the London Borough of Haringey