

The Brixton Society

Understanding the Past, Looking to the Future

Reg'd. Charity No.1058103, Registered with the London Forum of Amenity Societies

Website: www.brixtonsociety.org.uk

Lambeth Planning,
(Development Management)
PO Box 80771,
London,
SW2 9QQ

For attention of:
George Hodgkinson,
ghodkinson@lambeth.gov.uk

Please reply to:
Alan Piper, RIBA,



APiperBrix@aol.com

24th March 2024

Your ref:
24/00597/LB

Our ref: ufm58(4)rtf

**Traffic Island outside 22 Lilford Road, SE5 9HX:
Erection of a permanent 8m high sewer vent column on the traffic island
at the junction of Lilford Road and Minet Road, following the demolition
of the pre-existing vent column (partially retrospective)**

Dear Mr Hodgkinson,

In response to your recent letter about the above application, our comments are as follows:

We deplore the unlawful removal of the Grade II listed sewer vent by Thames Water.

It is very disappointing to see that the base to the original sewer vent removed cannot be reused as part of the replica to be made and installed. The Heritage Statement provided by Thames Water indicates that there was corrosion to the base, but also admits that one of the main reasons it cannot be reused is due to the damage caused to the base during its unauthorised removal.

The Listed Building heritage statement states in section 1.3 'It is considered that the replacement vent column does not require planning permission as it will be same height and similar design to the original that was removed'. What was required was planning permission to repair and/or remove the original Grade II listed sewer vent, but this planning permission was not sought.

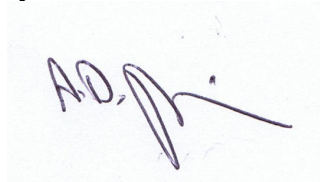
Due to the heritage importance of this sewer vent, one of few such vents listed with Historic England in the borough, we would expect to see further recompense from Thames Water for the illegal removal of the vent under a Section 106 planning obligation. The new vent will not gain heritage listing as

a replica, so the removal of the original vent represents the loss of a heritage asset within Lambeth.

We would expect to see the refurbishment and installation of the base of the original sewer vent in a location close to the replica vent.

This should be accompanied by an information board about the history of the sewer vent and others like it, why it was listed and the significance of its location on Lilford Road. This location is above the High Level Sewer, part of Bazalgette's original sewer network.

Yours sincerely,



Hon. Secretary