

Plots 53 and 54 Utilities & Services Installation by Buglers: Q and A

What utilities are required for the new homes on Brent Terrace?

The new homes will require connecting into the existing UKPN, BT and Thames Water system, A new substation will be built to supply the power to the homes and will need to run the power supply from plot 54 into plot 53.

Will the new water supply have an impact on the water pressure or supply to my home?

No, there is a new water supply coming from the mains in Clitterhouse Road, and therefore the pressure or supply to your homes will be unaffected.

Will there be any disruption to my services?

The utilities work taking place are in preparation for the future services, therefore at this moment in time, there will be no disruption. Closer to the occupation of the new homes (spring next year), we will begin to connect live into the system which may involve some temporary disruption to utility supply, and we will notify residents in advance.

Where will the utilities be installed?

The new services ductwork will be installed between plots 53 and plot 54, within the Brent Terrace road itself.

How long will the installation of these services take?

We have co-ordinated the installation of works so that each utility or services provided will come to install their equipment and then the next provider install their equipment. We have organised it this way to avoid all providers coming at different times during the construction phase, avoiding the unnecessary digging up of Brent Terrace on several occasions.

The installation works will take place over a five-week period from Monday 27 June 2022 until Friday 29 July 2022. Different providers will be working each week but teams from Buglers will be on site to help manage any issues.

Will the works be noisy?

Excavating the road to create pits for the ductwork and services to be installed, this will take approximately two weeks. Once all providers have installed their necessary equipment, the team will reinstate the road, this will involve pouring new tarmac and using a tool to flatten the new tarmac.

Why do you have to remove parking spaces?

We tried to connect the utilities works through an alternative location, however, this hasn't been possible, and ductwork needs to run along the road itself. Parking is being suspended to ensure safe access for pedestrians and to allow the works to be completed by the contractor.

Where can I park whilst the utilities works are ongoing?

Some replacement parking spots are being provided outside plots 53 and 54.

What will happen if I park on the double yellow line area?

Every effort is being made to notify residents about the installation of the double yellow lines before Monday 27 June. If vehicles are still parked in this location on the 27 July, we will need to use a contractor to lift and shift cars to an alternative parking area along Brent Terrace.

No costs will be incurred for moving vehicles, but we encourage all owners to move their own vehicles. Double yellow lines will be in place, along with the necessary signage, added to nearby lamp posts to remind you that these parking bays are suspended. This is necessary for other vehicles to pass by the area we are working in.

How are you preventing parking from visitors using the new Claremont Park and Shops?

As well as the temporary impact of works on plots 53 and 54, we are aware of local concerns around parking in the area.

Our partner, Related Argent, has introduced new parking for visitors wishing to use the Exploratory Park, Claremont Park, or the new shops at Claremont Way, and we are encouraging visitors not to drive at all where possible. Further information about parking at Brent Cross Town, and how parking is being managed, can be found [here](#).

The introduction of a new Controlled Parking Zone (CPZ) is also already planned to be in place by the time the new Brent Cross West station opens to stop commuters from parking on local roads. CPZ restrictions can range from limiting the hours people can park on certain roads during the day, to restricting parking to permit holders only.

In the shorter-term, we are looking at a more immediate solution by introducing an Experimental Traffic Regulation Order (ETRO) in this area. This would provide an immediate deterrent to visitors parking on Brent Terrace, Clitterhouse Crescent and Clitterhouse Road, and allow us to gather your views as part of the consultation on a permanent CPZ solution ahead of the station opening.

More information will be provided in the coming months.

Who can I speak to if I have any concerns?

Resident Liaison Officer, Helena O'Keeffe, is on hand to answer any questions you may have about these works. You can call her on 07706 350 588