

From: [Emily Malden](#)
To: [M&CP - Licensing](#)
Cc: [Craig](#)
Subject: Issues/concerns about the proposed use of the unit by Gopuff on Aldersgate Street
Date: 21 April 2022 07:53:39

THIS IS AN EXTERNAL EMAIL

Dear City of London,

We have recently learnt of the proposal for the company Gopuff to use the unit below our residence at London House, 172 Aldersgate Street.

As residents of London House, we have to strongly oppose this for the below reasons:

- Drivers congregating outside London House 24/7, smoking, chatting which will cause disturbance to residents. We live on the first floor facing the street. This is already a very noisy road which can disturb sleep, especially as I frequently work shifts as an NHS midwife. Further activity here will cause significant disturbance to our rest.
- Bicycles being left outside London House on what is already a narrow pavement. The congregation of bikes and drivers will restrict access to pedestrians. We live here with my nephew who is 1 years old. Already we frequently have to manouvere between the heavy weight of walking traffic when using his buggy. Further traffic will bring more risk, especially with the baby in the buggy.
- Trucks unloading deliveries 24/7 causing disturbance to residents. The road outside the unit is double yellow and therefore deliveries will be difficult. If trucks are parked outside the unit, they are on a blind corner for traffic coming off the roundabout. Not only does this bring further risk, again especially with the child in the buggy, but also further noise disturbing needed rest.
- There are rear doors to the unit next to the car lift entrance/exit, so potentially causing a nuisance to users of the car lift. If intending to use this, this will disrupt an already difficult access to the car lift. More activity in this area would increase the risk of damage to cars and risk to pedestrians as cars attempt to manoeuvre for access to the car lift.
- London House does not have a 24-hour concierge and a 24/7 business operating where there is a high staff turnover (drivers who are self-employed) can place a potential security risk to London House. In order to protect the security of London House, we may need to have a 24-hour concierge, thereby increasing service charge. Again, as an NHS midwife, I need to leave the house at various times in a 24 hour period. I would feel unsafe leaving and entering the house at night, if there are frequently random delivery people (likely men) lingering outside the

property.

- A warehouse operation will result in an enormous amount of cardboard/plastic packaging to dispose of. The bin area is shared with London House and this area is not suitable for this volume of waste. This also creates a fire risk for London House.
- London House has a wide range of residents, elderly people with mobility issues, people working from home, key workers on night shift who need to sleep during the day, babies in prams. So a 24/7 warehouse operation is far too disruptive in a residential building

Thank you for taking our concerns into consideration. We would be keen to learn of any further activity on this issue.

Kind Regards,

Emily Malden and Craig Aspey

[REDACTED]
172 Aldersgate St
EC1A 4HU

[REDACTED]