

Initial Demolition Notice

Under Schedule 5A of the Housing Act 1985 as amended by the Housing Act 2004

This Notice is given by the Mayor and Burgesses of the London Borough of Lewisham of Laurence House, 1 Catford Road, Catford, London SE6 4RU (“the Council”)

The Council is required, by Schedule 5A of the Housing Act 1985, to publish the following information:-

- 1/ The Council intends to demolish the following properties:-
1-24 Fenton House, London SE14 6BD
1-25 Austin House, London SE14 6BB
1-24 Azalea House, London SE14 6BA and
Flats A-Q, 363 New Cross Road, London, SE14 6AT (“the Relevant Properties”)
- 2/ The demolition of the Relevant Properties is necessary for the regeneration of the Achilles Street estate.
- 3/ The Council intends to demolish the Relevant Properties by the 31st January 2028.
- 4/ The Council will be serving Initial Demolition Notices upon the tenants of the Relevant Properties. These notices will cease to be in force from and including the 31st January 2028.
- 5/ Whilst the Initial Demolition Notices remain in force the Council will not be under an obligation to make such a grant as is mentioned in section 138(1) of the Housing Act 1985 in respect of any claim to exercise the Right to Buy in respect of any of the Relevant Properties.
- 6/ There may be a right to compensation under section 138C of the Housing Act 1985 in respect of certain expenditure incurred in relation to any existing Right to Buy claim in respect of any of the Relevant Properties.

If you have any queries regarding this notice please contact:-

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