

Dear Christopher, copied to Councillors for Bloomsbury Ward and others

We have been contacted very recently by the **Mary Ward Centre**, who are deeply concerned about the lack of engagement between the developers and themselves and other local residents.

I am aware that approval for the refurbishment / redevelopment of the site was granted on **1 December 2023, Subject to a Section 106 Legal Agreement**. But does the local community actually know this?

There is no information regarding details of the S.106 on the Camden website for this original application (**2021/6105/P**), and no reference to any engagement with local residents relating to this original application. **Was there any? If not, why not?**

We (BRAG) were certainly not consulted, though I was personally aware of the original plans due to being a member of Bloomsbury CAAC. I understand BCAAC colleagues [not myself] attended a meeting with ORMS who were, I believe, the architects for the original scheme.

The current application **2024/1267/P** has a number of changes relating to the proposal to make the building suitable for Life Science 'Lab' use. This appears to be speculative, however, and no specific future tenant is mentioned. There is no reference to what kind of Lab work will be promoted. This lack of information is deeply concerning to nearby residents, and obviously to Tavis House's immediate neighbour - the Mary Ward Centre.

The application also has a woefully uninformative and incomplete Construction Management Plan pro forma. Tavis House lies on the corner of Tavistock Place, which already contains two development sites. This road is also the route for construction vehicles which will be heading for 105 Judd Street, once that development starts its demolition and rebuild programme.

The Tavis House redevelopment will have a significant impact on the local community and appears to be going ahead without any proper liaison with residents and those who will be most affected by the disruption.

Planning permission for this amended design should certainly not be granted until proper consultation has been carried out with members of the local community.

Kind regards

Debbie Radcliffe
Co-chair, Bloomsbury Residents Action Group