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KREOD Ltd
1-3 School Cottages
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Ms. Sofie Fieldsend
Planning Department
London Borough of Camden
Camden Town Hall Extension
Argyle Street, London WC1H 8EQ

25th November 2024

RE: Planning Application Reference 2024/4841/P and 2024/5069/L
Proposed Change of Use for 47 Mount Pleasant, London, WC1X OAE

Dear Sofie,

Thank you for your email regarding the site visit dated 22nd November 2024.

I appreciate Camden Council's concerns regarding the need for a site visit to assess the interior of the listed building as part of the planning application process. However, I must respectfully disagree with the suggestion to withdraw the application at this stage, and I would like to provide some further context and clarification.

The property's current occupation by squatters regrettably prevents us from facilitating a site visit at this time. However, we have already submitted a comprehensive set of photographs that document the condition of the property both before and after the squatters took occupancy. Additionally, further photographs of the building are publicly available via the Savills website, which includes detailed visuals of the property: [Savills Property Link](#).

For ease of reference, I have also compiled these images into a single PDF document, which I have enclosed



with this letter. These resources collectively offer a clear and thorough record of the building's state, enabling Camden Council to assess its condition, particularly in relation to the proposed change of use and associated works.

It is important to note that the principal aim of this application is to secure a change of use (with minor alterations to the existing building's internal fabric) and ensure compliance with listed building requirements. These objectives are already supported by the Planning and Heritage Statement submitted as part of the application. While I fully appreciate the value of an internal inspection, I believe the evidence already provided is sufficient to enable Camden Council to proceed with its assessment under the current circumstances.

2 Additionally, delaying the application process could further endanger the building's condition, as the squatters have tampered with the electric meter and accidentally caused an electrical fire in the front room [Room No. 0.02] of the ground floor level. Without a doubt, further damage has been inflicted on the property due to the squatters' careless behaviour. Proceeding with the application ensures that the necessary interventions and adaptations can be initiated as soon as possible, safeguarding the property's future and preventing further deterioration.

I kindly request that Camden Council take a pragmatic approach to this matter and continue with the assessment based on the materials already submitted. I remain committed to providing any further information or clarification that may be required to assist Camden Council in reaching a decision within the statutory timeframe.

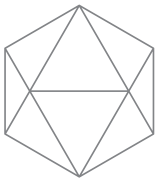
Thank you for your understanding and cooperation. I look forward to your response.

Kind regards,

Chun Qing Li

Founder & Managing Director

For and on behalf of KREOD Ltd



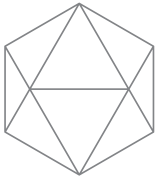
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External View Form Mount Pleasant



External View Form Mount Pleasant



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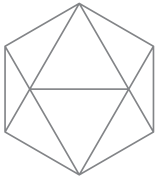
4



External View Form Mount Pleasant



Internal View of Room [B.10]



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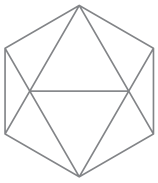


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Internal View of Room [B.05]



Internal View of Room [B.03]



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Internal View of Room [0.02]



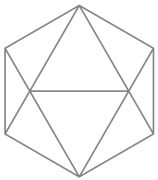
Internal View of Room [0.03]



Internal View of Room [1.03]



Internal View of Room [1.07]



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Internal View of Room [2.03]



Internal View of Room [2.05]