APPENDIX 3 – 1941 TO 1946

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File 15972

41 Chester Terrace, R.P.

The above mentioned premises have been inspected and a brief schedule of war damage is attached. The house is not occupied and there are no chattels in any of the rooms.

The first aid repairs have been efficiently carried out but the roof needs overhaul.

The cost to reinstate the damage would be approximately £100.

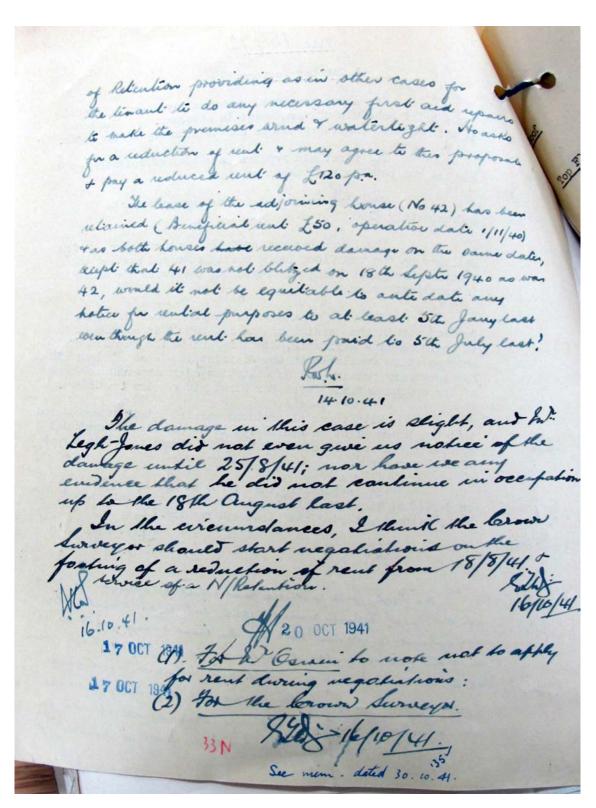
The house has not suffered severe damage - a few ceilings on the top floor being partly down and most of the glazing throughout being destroyed but otherwise the house is in excellent order.

The view must however be taken that the house is "unfit" within the meaning of the Act but it is considered that it could be made habitable, having regard to the standard of accommodation available in the district, at a cost of about £35 for temporary repairs and substitution of transparent for some of the opaque material used for first aid repairs to windows.

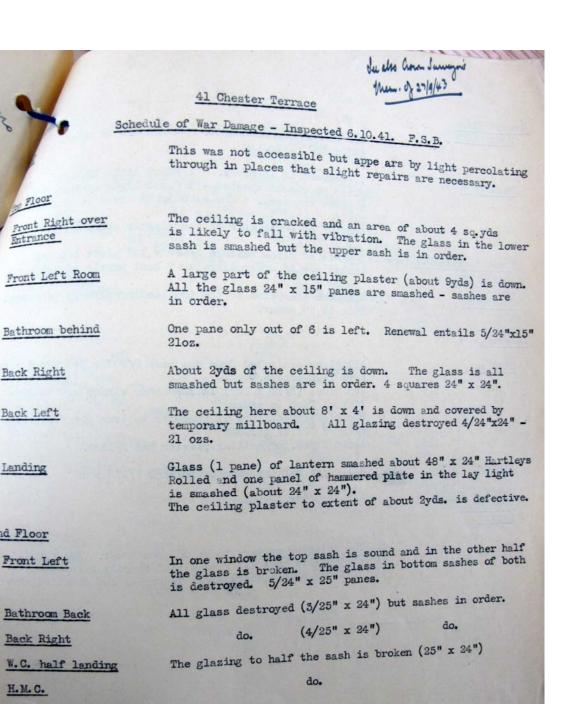
With these alterations carried out it is considered that the house might be considered to be capable of beneficial occupation in respect of which we might expect to obtain a rent of £120 per annum.

It is possible that if no notice is required to be served we might be able to negotiate a settlement on that basis without altering the first aid repairs.

the lease, which runs to 1966, but he apparently does not the lease, which runs to 1966, but he apparently does not when to reside there for the lime being. I take it that the f35 includes the repairs to the loop of that even if the alterations to the first and repairs mentioned by the brown Surveyor were carried out the premises would still be "augit" If this is so would it not be preferable to get his Legh fones to serve a hotice of



1941 41 CT Schedule of Bomb Damage Repairs (cont.)



1st. Floor

All glazing of 4 large windows is smashed but the sashes are in order. 8 panes 54" x 48" 4 p late.

1941 41 CT Schedule of Bomb Damage Repairs

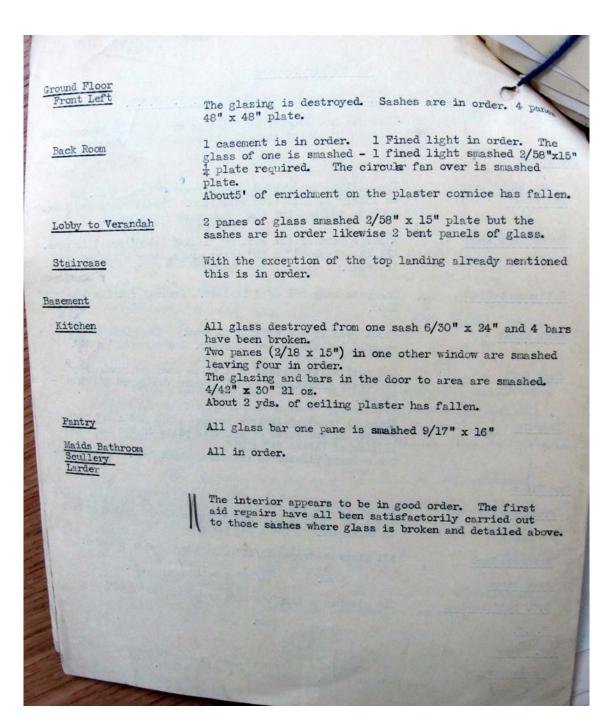
Floor

Landing

2nd Floor

H. M. C.

Large Room



1941 41 CT Schedule of Bomb Damage Repairs (cont.)

1113/46

G. LEGH-JONES

TELEGRAPHIC ADDRESS GLEGHJONES, LONDON. ST HELENS COURTE OF COMMISSIONERS

CROSBY SQUARE 1946
LONDON, E.C. 3.

10th January 1946.

Thos. R. Oswin, Esq.,
Accountant & Receiver General,
Office of Commissioners of Crown Lands,
1 Cambridge Gate,
LONDON, N.W.1.

Dear Sir.

41 Chester Terrace, Regent's Park, LONDON, N.W.1.

As you may know, I have been deprived of the occupation of my house at the above address from the time it was rendered uninhabitable by the blitz and subsequently from the time when, after temporary repairs, it was requisitioned by the War Department who, on the termination of their requisition turned it over to the Ministry of Works, who still hold it.

I am very grateful for the consideration of the Crown
Commissioners who reduced the Crown Rent for a period, but I now
venture to suggest that in view of the fact that I have been and am
still deprived of occupation by reason of force majeure and Government action, the period of my lease should be extended from the date
the house was rendered uninhabitable until I am again given possession.

May I hear from you as to this?

Yours very truly

Mr. Steacher Now aday " is will take

over

1941 41 CT Further Repair Recommendations



41-42 CHESTER TERRACE

BLACK + WHITE PHOTOGRAPH TAKEN IN 1943

WEGATIVE No.: CC47/2060

41 Chester Terrace.

A further inspection has been made of the above. The Schedule of War Damage dated 6.10.41 is substantially correct, the following additional items also in all probability due to the effects of blast were noted.

Top Floor.

Front Right Room.

An area of about 8 sq.yds. of plaster ceiling has falled. The debris has been removed.

Second Floor Bathroom.
do. do. to the extent of 3 sq.yds.

The property is in good condition and as conditions are materially the same it is considered that the reduced rent as suggested in our letter to the lessee dated 25.10.41 could be extended to a further period.

In order that the conditions of paragraph 3 of that letter are adhered to the following items need attention:-

Basement.

Butler's Pantry.
Reinstate one pane of glass apparently broken to enable cockspur to be operated and house entered.

Examine drains. The manhole covers show dampness which may indicate blockage and flooding.

There are no ports in any of the first aiding of windows - particularly is this desirable on top floor.

7.5.2/9/43. Com 17/9/4.