

- City of London
- Glasgow
- Edinburgh

NH/PD5879

21 July 2005

Development Control  
Environment Department  
Camden Town Hall  
Argyle Street  
London  
WC1H 8ND

CHARTERED SURVEYORS

Premier House  
44-48 Dover Street  
London W1S 4AZ

Tel: 020 7493 4002  
Fax: 020 7312 7548

www.montagu-evans.co.uk

F.A.O. Tania Skelli-Yaoz



BY EMAIL & POST

Dear Madam

125 HIGH HOLBORN, LONDON WC1 / LBC ref. 2005/1082 & 2005/1083  
17 - 19 Barter Street WC1 / LBC ref. 2005/1074  
21 Barter Street WC1 / LBC ref. 2005/1075 & 2005/1076  
130 - 132 High Holborn / LBC ref. 2005/1073



AMENDMENT TO PREVIOUS LETTER OF 14<sup>TH</sup> JULY 2005

Thank you for your letter of 13 July 2005 advising that you consider the principle of redevelopment of the main site for commercial purposes together with the provision of off site housing appropriate and acceptable. Further to the details raised in your letter, on behalf of our client, Grandsoft Ltd, we can advise the following:

**125 HIGH HOLBORN**

**1. Off Site Residential Housing:**

The proposal includes provision for residential development in accordance with the UDP, in three buildings currently in commercial use in the ownership of the applicant. The provision of the housing at these three sites in association with the commercial development proposed at 125 High Holborn is justified on the following grounds.

**More Housing:**

The proposal will provide an increase of 2,179 sq. m of residential floorspace in contrast with a net increase of 1,442 sq. m of commercial floorspace resulting in more than the 100% target of off site residential provision as sought by the Council.

**Better Housing:**

The proposal provides a wider range of unit size and improved amenity and quality of residential floor space as a result of the use of property in the ownership of the applicant in the neighbourhood of 125 High Holborn.

2005/1075/P

2005/1076/L