

CLUTTONS

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Our Ref 459s.15347 BRE JCS

RECEIVED
19 JUL 2004

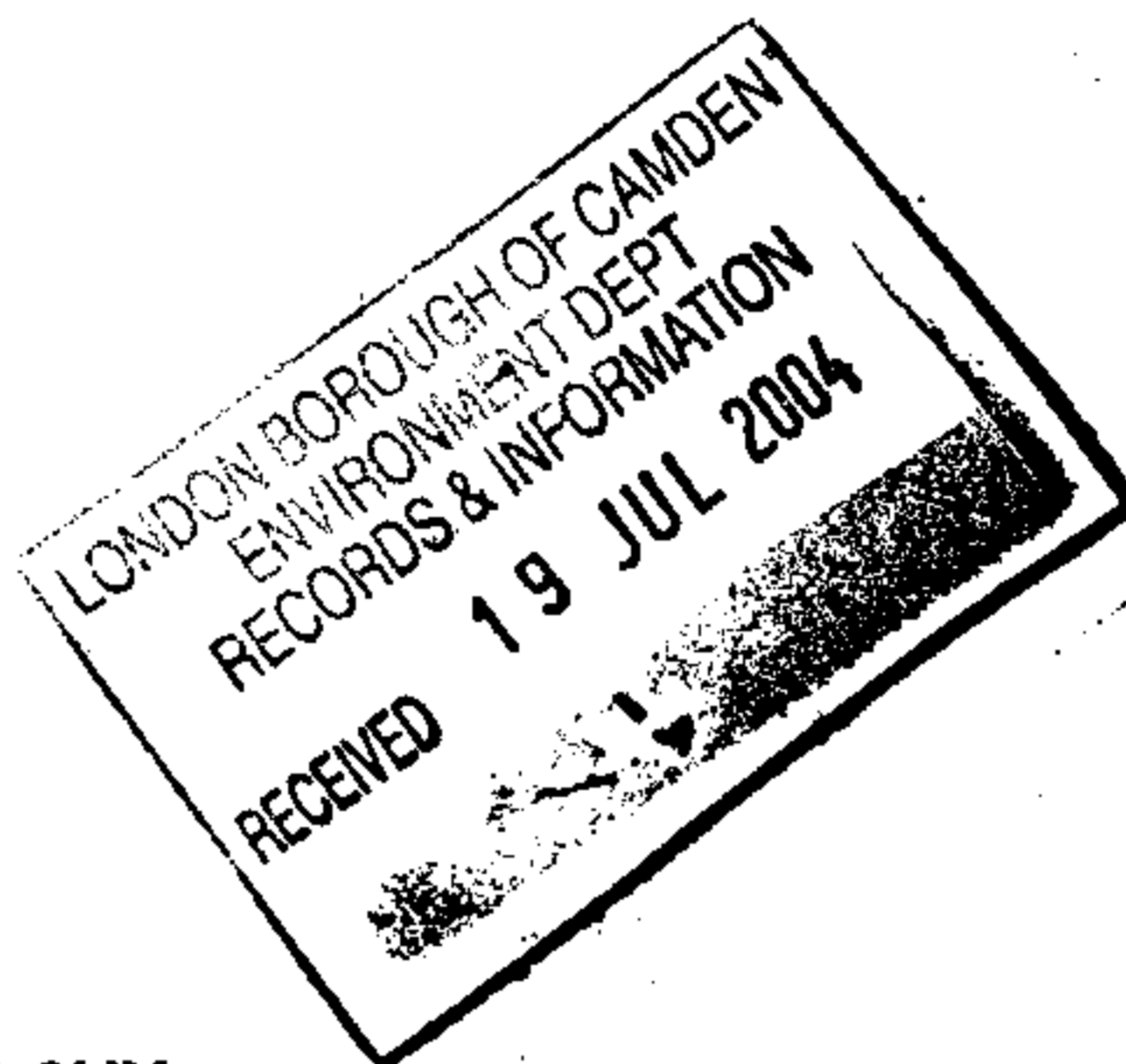
CST

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Joanna Parker
Camden Development Control
Planning Services
London Borough of Camden
Town Hall
Argyle Street
London WC1H 8ND



16 July 2004

Dear Ms Parker

Musicians Benevolent Fund
8 St Georges Terrace, London NW1 8HX
External Repair and Redecoration
Reference 2004/2615/L

Following our recent telephone conversation, please find enclosed 8 copies of drawings showing sections of:-

- **The replacement rainwater pipe from the front parapet gutter to the existing hopper head.** It is intended to install this pipe in 110mm UPVC pipe painted to match the existing pipework. It can be seen from photographs sent with the application that this detail is not visible from the street as, is obscured by the hopper head and the corbels supporting the cornice.
- **The new 50mm warning pipes extending over the cornice.** This pipe is to be made with traditional lead detailing. These warning pipes are necessary as the proximity of trees allows leaves to fall into the gutter, there have been occasions where the outlet has blocked and damage has been caused to the inside of the building. The problem has occurred despite a regular (two weekly) programme to clear the gutter, if the occupants are warned of any blockage they will be able to contact the owners to have it cleared before any damage is caused.
- **The extension of the handrail.** This is to be carried out to match the existing handrail to provide protection where the gutter is being cleared of leaves.

During our telephone conversation you enquired as to the use of the building. The entire building is divided into flats with the exception of the second floor which is an office, planning permission was, I understand granted for this change of use some years ago.

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I have instructed contractors to carry out some preliminary investigations to ascertain the condition of the first floor balcony. Once this has been carried out, I will contact you to discuss possible methods of repair in this area, should any repairs be necessary.

Should you require any further information, please do not hesitate to contact me.

Yours sincerely

A handwritten signature in black ink, appearing to be "Bill Rugg-Easey", written over a horizontal line.

Bill Rugg-Easey
Building Surveyor
Cluttons Project & Building Consultancy

Enc.