

Subject:

FW: 2014/3842/P OBJECTION — Heart of London 38 Museum Street London WC1A 1LP

From: Chris Jackson

Sent: 22 August 2014 11:43

To: Scarisbrick, Karen

Cc: Wheat, Frances; Vincent, Sue (Councillor); secretaryBPRA@hotmail.co.uk

Subject: Re: 2014/3842/P OBJECTION — Heart of London 38 Museum Street London WC1A 1LP

Hi Karen,

I notice the documents still have not been uploaded. Please can you chase to have them uploaded before the weekend. Those commenting will need time over the weekend to review them.

Thanks.
Chris

On 20 August 2014 10:46, Chris Jackson wrote:

Thanks, Karen.

On 20 August 2014 10:43, Scarisbrick, Karen wrote:

Good morning Chris,

As I was due to visit the site yesterday, I thought it best to check for the site notice prior to response.

The site notice was on a lamppost outside of the premise (albeit at a low height due to the lamppost being at a bent angle). I have however, raised it into a more prominent position.

In terms of documents on the website – I will arrange for these to be uploaded asap. They were not sent to me directly so I will need to arrange with a planning technician to upload them. I will let you know when this has been done.

I trust that this information is of assistance to you.

Kind regards

Karen

Karen Scarisbrick
Planning Officer

Telephone: [020 7974 6519](tel:02079746519)

From: Chris Jackson
Sent: 20 August 2014 10:32

To: Scarisbrick, Karen
Cc: Wheat, Frances; Vincent, Sue (Councillor);
Subject: Re: 2014/3842/P OBJECTION — Heart of London 38 Museum Street London WC1A 1LP

Hi Karen,

A quick prompt, as I didn't get a response to my two questions here:

1. Can you have the sign it replaced?
2. Since you are now in possession of the minimum required information, please could it be published on the Camden website today?

Thanks,

Chris

On 18 August 2014 16:28, Chris Jackson wrote:

Hi Karen,

I'm sure the sign was not even up for a full 24 hours. There's one very wonky poll, outside a pub frequented by many people who are dead against this kind of development. Can you have the sign it replaced?

On the subject of validation, clearly this application did not meet the minimum requirements, so Camden could of course refuse to validate/register it until the minimum requirements are met.

Since you are now in possession of the minimum required information, please could it be published on the Camden website today?

Thanks,

Chris

On Monday, August 18, 2014, Scarisbrick, Karen wrote:

Chris,

Apologies – I was not clear when I said councils cannot refuse to validate/determine applications. I know of both local and national planning requirements for valid applications – I was simply trying to elude to the fact that if the council has the information which it considers sufficient, we cannot refuse to validate. I.e. the application would need to be logged. If significant information was missing from the application, then it would not be registered.

In terms of site notice – it is not myself who puts them up but another colleague. I can see from the system that this was erected on 20/06/2014. I personally do not have a photo of this.

In terms of evidence and need for business use, all of this will be taken into consideration for the determination of the application. I am aware of all of the relevant planning policies and any recommendation will be based upon such.

Kind regards

Karen

Karen Scarisbrick
Planning Officer

Telephone: [020 7974 6519](tel:02079746519)

From: Chris Jackson

Sent: 18 August 2014 13:26

To: Scarisbrick, Karen

Cc: Wheat, Frances; Vincent, Sue (Councillor);

Subject: 2014/3842/P OBJECTION — Heart of London 38 Museum Street London WC1A 1LP

Hi Karen,

Thanks for clarifying the reason for the delay in reaching a decision, and for now replying my email. I am well aware of planning policy, and have made points strictly within this framework.

This application is not valid, so you are incorrect to state "The council cannot refuse to validate or determine the planning application". Please refresh your memory of page 21 of the Camden Local Area Requirements for Planning Applications February 2014. No such evidence has been published on the Camden website.

Have you seen evidence that there is no demand for commercial premises, inline with DP13 and CPG5 7.18? if so, why has it still not been published?

Also, I pass this site daily, and have not seen a notice on the street. I checked today, and it is not currently present. When was it placed on the street, and do you have a photograph of it? Please now replace it and provide a new photograph.

Regards,

Chris

On 18 August 2014 12:53, Scarisbrick, Karen wrote:

Good afternoon Chris,

Your emails have been forwarded to me as I am case officer for the application. I will address the points you have raised below:

- In terms of notification, 317 notification letters were sent out to neighbours properties, a site notice was erected, and a press notice has been published within the local press. This level of notification meets statutory requirements for the scale of the proposed development.

- Until last week, information was still outstanding on the application, hence the application being past the 8 week target deadline. I am fully aware of the situation, as is the applicant. As I am in discussions with the agent for the application I do not anticipate an appeal on non-determination grounds at this stage.

- The council cannot refuse to validate or determine the planning application. It is not a repeat submission which has previously been refused.

- The application will be judged in line with planning policy. Your objections will be taken into account in the determination of the application.

I trust that this information is of assistance to you however, please do not hesitate to contact me directly should you have any further queries.

Kind regards

Karen

Karen Scarisbrick
Planning Officer

Telephone: [020 7974 6519](tel:02079746519)

From: Chris Jackson

Sent: 16 August 2014 16:50

To: Wheat, Frances; Vincent, Sue (Councillor)

Cc: Planning

Subject: Re: 2014/3842/P OBJECTION — Heart of London 38 Museum Street London WC1A 1LP

Adding Frances Wheat to this thread.

Frances,

I am disappointed to still have received no response. Why is this?

Please note that this application is now past the 8 week time limit for determination, and Camden has now left itself open to a PINs appeal for non-determination, and we have recently seen on a nearby site. Despite this serious situation, I have received no response to my emails for a full week.

Consequently, and since the application is clearly invalid, please refuse under delegated powers with no further delay.

Kind regards,
Chris Jackson

On 13 August 2014 22:53, Chris Jackson wrote:

Please reply to this on Thursday.

Thanks,
Chris

On Sunday, August 10, 2014, Chris Jackson wrote:

As a local business owner, I object to this application for change of use, on the grounds that it does not meet the minimum advertising criteria for change of use.

Change of use to residential in the Central Activities Zone is not a permitted development right, and this is not addressed by the applicant. As such, Camden are negligent to have validated the application.

Please explain to me urgently why this application has been validated.

Kind regards,
Chris

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