

From: Adam Black [REDACTED]
[REDACTED]

Subject: Re: Prior approval application - 2015/3286/P - 68A-74A Rochester Place

Dear Tony

Re stat decs:

Tenants Rochester Place Ltd have confirmed the following which they are happy to make a stat dec confirming:

They were tenants from 2008 and responsible for acquiring new tenants, Jessnic and Co and Marion Hume from 2010 to date. They can confirm that throughout the period the offices were in use as offices for themselves and these companies, namely as an estate agent, sales showroom and journalist.

They are also aware as estate agents that prior to 2008 the offices were in use as office units as they had seen them marketed as offices since 2004

They also are happy to send rates info.

I will make a stat dec as you request confirming the facts.

I, Adam Black 100% shareholder of Black Communications Ltd, the owner of 68A to 74A Rochester Place NW1 9JX hereby confirm that the offices at 68A to 74A have been in constant use since 2002 as office space. Initially I used the office myself and then let the offices to various local businesses continuously since then to date.

Re 68A

Lex has been in residence since 22 December 2005 and remains in residence
I sent you the 2005 lease and the 2015 lease copies which shows the start and current periods
They have been paying rates there for ten years
I have requested a copy of the lease from 08 (which I have in archive so it is not to hand) and also for tenant to do a stat dec which they already did for all leases when they took them out (copies of 2005 and 2015 stat decs I have)

Prior to 2005 Vibes UK were in residence and their lease has been requested from my lawyers

An example of a license showing they were in occupation in 2002 is also provided

74A

Leases are to hand from 2005 to date as follows:

Although you state these are not relevant so you have visibility of the facts I send you again:

1. Worldwide publishing 05-07 - received
2. Rochester Place 08-10 - sent again
3. Jessnic 11-13 - sent
4. Marion Hume 13 to date - sent again

I also have the following evidence:

1. I have asked the bank to confirm what kind of mortgage they provided in 2001 (they confirmed it was for an owner occupier - this mortgage is not available for light industrial units)
2. I have asked the insurer to confirm the insurance I had - small office insurance example of which I have sent you which has been in force since 2001 - again not for light industrial
3. More sample rates bills

Best wishes

Adam

Adam Black
Managing Director



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