

Fiona Davies
Planning officer (Planning Solutions Team) Regeneration and Planning
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17th November 2015

Dear Fiona,

RE: AB1115, 465-467 Finchley Road, London. NW3. Planning reference: 2015/2557/P

We write in reference to the Campbell Reith Consulting Engineers audit report 12066-56/D1 and the queries raised within this report. Our responses to the points raised within the conclusions section of the report are set out below:

1. **Section 5.1** – Adrian Boulton is a Chartered Structural Engineer with over 20 years of experience in the construction industry. He has extensive experience in complex basement design and has been involved in the preparation of Basement Impact Assessments in LBC, RBKC, Westminster as part of previous planning applications. Furthermore the Geotechnical section of the report was undertaken by Southern Testing Ltd and is countersigned by J N Race who is a Chartered Geologist (CGeol).
2. **Section 5.5** – Please find enclosed an additional topographical survey plan of the surrounding roads to the site. This survey shows that the levels around the site are such that any surface water flooding on Finchley Road will move away from the site down the Finchley Road in a south-east direction and any surface water on West End Lane will move away from the site down West End Lane in a westerly direction.
3. **Section 5.6** – Please find enclosed our drawings (as noted on the enclosed drawing submittal sheet), which show the sequencing of the whole works and in more detail, the proposed sequencing for installing the temporary props. The works have been designed in such a way as to ensure that the stability of the neighbouring properties/roads is maintained at all times.
4. **Section 5.7** – Please find enclosed a copy of our Ground Movement Assessment Letter Report DV/BC/J12147 by Southern Testing Ltd dated 12th November 2015.
5. **Section 5.8** - Please find enclosed a copy of our Ground Movement Assessment Letter Report DV/BC/J12147 by Southern Testing Ltd dated 12th November 2015
6. **Section 5.9** - The Construction Management Plan will be forwarded under separate cover by the Main Contractor.
7. **Section 5.10** – A works programme will be forwarded under separate cover by the Main Contractor.

We also confirm that we are currently in discussions with TFL regarding the Approval in Principle process for the proposed basement development.

We trust that the above information is satisfactory in addressing the points raised, however should further clarification or information be required, please do not hesitate to contact us.

continued...

Yours sincerely



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cc Milan Babic Architects – Milan Babic