

## Martin Ogwang

---

**From:** J LUKKA <jitaluck@btinternet.com>  
**Sent:** 13 July 2018 13:14  
**To:** Martin Ogwang  
**Subject:** Fw: South Fairground, Vale of Health. NW3 1AS

Exhibit G (b)

On Wednesday, 19 July 2017, 12:22, "Sheehy, John" <john.sheehy@camden.gov.uk> wrote:

Dear Jita Lukka,

Thank you for your message.

I wrote to you last week requesting access to the South Fairground site and have still not heard back from you with a date and time in which officers will be able to visit.

Please provide a date and time for officers to visit the site either tomorrow or Friday.

If you cannot be there in person for our visit please make sure that another person will be able to provide access to the site.

I expect to hear from you or your representatives by 10am tomorrow morning at the latest.

If you do not provide a date and time for a visit officers by 10am tomorrow, we will have no option but to use our powers of entry under S196 of the Town and Country Planning Act to require access to the site.

Regards,

--  
John Sheehy  
Senior Planning Officer

Telephone: 020 7974 5649

---

**From:** J LUKKA [mailto:jitaluck@btinternet.com]  
**Sent:** 13 July 2017 12:28  
**To:** Sheehy, John <john.sheehy@camden.gov.uk>  
**Subject:** Re: South Fairground, Vale of Health. NW3 1AS

Dear Mr Sheehy,

As my lawyers have conveyed, copy enclosed, to you the concrete bollards were erected by the previous owners. I have given to you my undertaking to abide by your direction. I will arrange to have them removed within the time frame set out in the Council's letter.

Your third paragraph states " Regarding the South Fairground Site, no development is permitted at this site and no works of construction may be carried out that requires planning permission". I am well aware of this . No development requiring planning consent is being effected.

You make reference to enforcement notices but I suggest to you that the more prudent approach to pursue would be that of serving a Planning Contravention Notice to ascertain the facts in terms of the position obtaining before you proceed in this direction.

Yours sincerely,

Jita Lukka

On Thursday, 13 July 2017, 10:48, "Sheehy, John" <[john.sheehy@camden.gov.uk](mailto:john.sheehy@camden.gov.uk)> wrote:

Dear Jita Lukka,

Thank you for your email. As set out in the Council's letter dated 5<sup>th</sup> of July the bollards do not have planning permission and need to be removed.

Thank you for offering to update us to about the circumstances of their erection. I am grateful for this offer, however, this will not be necessary. The works represent a clear breach of planning control (and highway legislation) which needs to be resolved as a matter of urgency. Please confirm that the bollards will be removed in accordance with the timeframe set out in the Council's letter.

Regarding the South Fairground Site, no development is permitted at this site and no works of construction may be carried out that requires planning permission.

This is because the site is designated as Metropolitan Open Land and is protected from development and construction by planning policies.

Council officers would like to visit the property as soon as possible to investigate any works that may have been carried out recently in breach of planning control to this piece of Metropolitan Open Land. It is important that you or your representative is able to provide officers with access to the South Fairground Site. Please provide a date and time in which officers will be able to visit early next week.

In line with enforcement procedures I am obliged to advise you that:-

**Enforcement notices are served on all interested parties of the property, failure to comply with the terms of the Enforcement Notice is a criminal offence for which a person/s convicted in the Magistrates' Court could be fined, on summary conviction up to £20,000, or an unlimited fine, if convicted on indictment for non-compliance with the Enforcement Notice. Enforcement Notices are permanently added to the Local Land Charges Register.**

Please do not hesitate to call me at the number below should you wish to discuss.-

Regards,

John Sheehy  
Senior Planning Officer

Telephone: 020 7974 5649

---

**From:** J LUKKA [<mailto:jitaluck@btinternet.com>]  
**Sent:** 10 July 2017 10:25  
**To:** Sheehy, John <[john.sheehy@camden.gov.uk](mailto:john.sheehy@camden.gov.uk)>  
**Subject:** South Fairground, Vale of Health. NW3 1AS

Dear Mr Sheehy

Your ref: I@M/ED/SFS

Thank you for your communication 6 July.

I do apologise for any inconvenience caused by the bollards which were put there in order to avoid the obstruction of the several caravans which were parking there which in turn were blocking the entrance to my site. This is part of my title and I will instruct my lawyers to write to you setting out the circumstances and reasons as to why the bollards were erected. There is no vehicular right of way. That having been stated I understand your concern and I will arrange forthwith to have them removed in compliance with your request were you not persuaded by my lawyers representations.

You are most welcome to come and visit this site when I return from holiday early September. There is no development being effected and I set out below the position obtaining.

1. I purchased this site on 29th March 2017. I have removed well over 60 tons of rubbish and several residential caravans which had been here for some twenty years.
2. I have retained only one residential caravan pitch and the house which had been lived in continuously from 2004 to the end of 2016.
3. I am currently refurbishing the house for my own occupation and living meanwhile in my caravan.
4. I am landscaping the site to improve the amenity.
5. I have refurbished the communal washroom/toilets and repaired the drains
6. I am contacting the Residential Council Tax Department Camden Council and the VOA to make arrangements to pay my Council Tax from the date of purchase.

I hope sincerely that you will acknowledge that, notwithstanding the public perception and prejudice to my having purchased a fairground site, I am a responsible law abiding citizen who is anxious to cooperate with the Council and resolve the long history of difficulties with this site for the benefit of all in the wider community.

Yours sincerely

---

Jita Lukka

This e-mail may contain information which is confidential, legally privileged and/or copyright protected. This e-mail is intended for the addressee only. If you receive this in error, please contact the sender and delete the material from your computer.

This e-mail may contain information which is confidential, legally privileged and/or copyright protected. This e-mail is intended for the addressee only. If you receive this in error, please contact the sender and delete the material from your computer.

**Disclaimer**

The information contained in this communication from the sender is confidential. It is intended solely for use by the recipient and others authorized to receive it. If you are not the recipient, you are hereby notified that any disclosure, copying, distribution or taking action in relation of the contents of this information is strictly prohibited and may be unlawful.

This email has been scanned for viruses and malware, and may have been automatically archived by **Mimecast Ltd**, an innovator in Software as a Service (SaaS) for business. Providing a **safer** and **more useful** place for your human generated data. Specializing in; Security, archiving and compliance. To find out more [Click Here](#).