

**Email Correspondence between LB Camden and Contractor Dated Between 17th
March and 14th April 2016**

From: Amit Patel
Sent: 14 April 2016 16:25
To: Craig, Tessa <Tessa.Craig@camden.gov.uk>
Subject: RE: 28 Harley Road

That is absolutely brilliant news. Thank you so much. I look forward to hearing from you.

Kind Regards

Amit Patel | Construct 360 Ltd

[DontMoveExtend - Email]<<http://www.dontmoveextend.com/>>
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From: Craig, Tessa [mailto:Tessa.Craig@camden.gov.uk]
Sent: 14 April 2016 16:24
To: Amit Patel <amit@construct360.co.uk<<mailto:amit@construct360.co.uk>>>
Subject: RE: 28 Harley Road

Hi Amit,

You were right about the basement permitted development rights, this doesn't come into effect until next year. Apologies for the confusion.

I will let Campbell Reith know and work to get the decision notice out.

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 14 April 2016 16:16

To: Craig, Tessa

Subject: RE: 28 Harley Road

Dear Tessa

Thank you for your email.

After taking legal advice we are formally removing the basement from the application. As we have already started the construction of the basement, we cannot unfortunately stop due to the nature of the existing foundations. As works are progressing at a fanatic pace, building control have already made two inspections and have approved the works carried out and confirm that they are in accordance with British Standards. We are happy to pay any previous fees due to Campbell Reith, please email me the invoice as soon as you have a copy.

Let me know if there is anything further that you need. I look forward to hearing from you regarding the decision for the rear extension.

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Craig, Tessa [mailto:Tessa.Craig@camden.gov.uk]

Sent: 12 April 2016 16:49

To: Amit Patel <amit@construct360.co.uk<mailto:amit@construct360.co.uk>>

Subject: RE: 28 Harley Road

Hi Amit,

The PD rights for basements are to be removed on Monday 18th April (next Monday) unless the decision is called in by the government in the meantime.

Therefore I suggest we continue with the audit. I can give you a call to discuss tomorrow?

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 12 April 2016 16:47

To: Craig, Tessa

Subject: RE: 28 Harley Road

Hi Tessa

Hope you are well.

Have you had a chance to speak with Gavin? We confirm that we are removing the basement from this application and amended drawings will be with you by tomorrow at the latest.

I look forward to hearing from you.

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Amit Patel
Sent: 11 April 2016 16:16
To: 'Craig, Tessa' <Tessa.Craig@camden.gov.uk><<mailto:Tessa.Craig@camden.gov.uk>>>
Subject: RE: 28 Harley Road

Hi Tessa

Just spoke to Gavin Polkinghorn (Strategic Planning and Implementation, [Tel:020 7974 2519](tel:02079742519)) and he advises me that this change in Article 4 Direction does not come into effect for at least another 12months. I have also attached the Camden report which highlights this on section 6.4 page 8.

Please confirm that I am still removing the basement from this application.

I look forward to hearing from you.

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Craig, Tessa [<mailto:Tessa.Craig@camden.gov.uk>]
Sent: 11 April 2016 14:03
To: Amit Patel <amit@construct360.co.uk><<mailto:amit@construct360.co.uk>>>
Subject: RE: 28 Harley Road

Hi Amit,

Campbell Reith have advised they will need to charge an additional fee for reviewing the extra information (£2047.50, which is the difference between a category A and a category B basement).

Please can you confirm with your client that they agree to the cost?

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 11 April 2016 13:56

To: Craig, Tessa

Subject: RE: 28 Harley Road

Hi Tessa

Thank you for the update.

We have already sent you all the BIA documents whilst you were away. Please can you confirm that the audit can proceed. The applicant is desperate to get this started.

I look forward to hearing from you.

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Craig, Tessa [mailto:Tessa.Craig@camden.gov.uk]

Sent: 11 April 2016 13:25

To: Amit Patel <amit@construct360.co.uk<<mailto:amit@construct360.co.uk>>>

Subject: RE: 28 Harley Road

Hi Amit,

I have just been looking at Permitted Development for basements in our borough. An Article 4 Direction is just about to become effective preventing any basements from being built as permitted development:

<http://democracy.camden.gov.uk/ieDecisionDetails.aspx?Id=1789>

This would take effect on the 18th April. Therefore, can I suggest the basement remains included in the planning application and the BIA audit be completed?

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 06 April 2016 15:34

To: Craig, Tessa

Subject: RE: 28 Harley Road

Thank you. I will get the drawings amended and sent to you ASAP.

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Craig, Tessa [mailto:Tessa.Craig@camden.gov.uk]

Sent: 06 April 2016 15:32

To: Amit Patel <amit@construct360.co.uk> <<mailto:amit@construct360.co.uk>>>

Subject: RE: 28 Harley Road

Hi Amit,

Yes, provided it meets all the PD criteria, you would just need to submit the Lawful Development Certificate application.

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 06 April 2016 15:31

To: Craig, Tessa

Subject: RE: 28 Harley Road

Hi Tessa

Does this mean that we can build the basement under permitted development?

Kind Regards

Amit Patel | Construct 360 Ltd

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From: Craig, Tessa [mailto:Tessa.Craig@camden.gov.uk]

Sent: 06 April 2016 14:51

To: Amit Patel <amit@construct360.co.uk<mailto:amit@construct360.co.uk>>

Subject: RE: 28 Harley Road

Dear Amit,

Please confirm you wish to withdraw the basement level from the development? Could you please provide revised 'Proposed' plans so that I can complete the rest of the application?

I will advise Campbell Reith not to continue with the audit.

Kind regards,

--

Tessa Craig
Planning Officer

Telephone: 020 7974 6750

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From: Amit Patel [mailto:amit@construct360.co.uk]

Sent: 17 March 2016 12:19

To: Craig, Tessa

Subject: RE: 28 Harley Road

Hi Tessa

As we are now building the basement within the foot print of the house (No light wells) I understand that we can build this under an Article 4 Direction and do not require permission for this. If this is the case, I would like to omit the basement from this application and leave all the other items. This will in no doubt reduce the amount of paper work required and make your life easier. Is the above correct?

Kind Regards

Amit Patel | Construct 360 Ltd

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