

In relation to Building Control there have been three Building Notice applications:

- 05/01645/DEXBN - Demolition of rear extension and construction of new one

Visited on 5 occasions by Nii Adamafio:

- 19/10/05 – Building Control site inspection – 13.20pm no-one there
 - 21/10/05 – Building Control site inspection – excavation inspected further visit needed
 - 07/11/05 - Building Control site inspection – Excavation inspected further visit needed
 - 23/11/05 – Building Control site inspection – Inspected shoring to excavation
 - 25/11/05 – Building Control site inspection – Discussed further shoring proposals
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- 06/02491/DEXBN - Excavation of basement, formation of new retaining walls, erection of new two storey extension

No site visits related to this application

- 09/02491/DEXBN – Rear extension and refurbishment plus completion of basement excavation

Visited on 4 occasions

- 29/6/09 - Building Control site inspection – No progress work not started
- 10/11/10 - Building Control site inspection – 3.45 pm No-one there left note
- 7/12/10 - Building Control site inspection – 12.30 pm met on site with neighbours re complaint
- 16/3/11 - Building Control site inspection – letter sent to owners

There is also a Dangerous Structure case

- 05/00058/DS – Foundation to rear wall undermined by excavation

A number of visits have been carried out related to this case as follows:

- 25/11/05 – Albert Tenkorang visited with Nii Adamafio to inspect site
- 28/11/05 – Further visit to discuss shoring

Dangerous Structure notice served 14/12/05 by Albert Tenkorang

- 13/1/2012 – Structural Engineer David Chan inspected shoring, satisfactory
- 15/8/2013 - Structural Engineer David Chan inspected shoring, satisfactory

Mr Albert Tenkorang has now left the Council but Mr Adamafio and Mr Chan are still in post and would be happy to answer any questions regarding this property.

In relation to Planning (Development Management Team); there have been a number of applications submitted on this property. Details of these applications can be found on the Council's website. For ease of reference I have listed these below:

- 98/01888/FUL - Retention of existing dwelling as single family dwelling house, with a two storey rear extension, and single storey conservatory (Granted 10.02.1999). Case Officer – Lucy Titterton
- 00/00955/FUL- Erection of enlarged two storey rear extension and single storey conservatory (RETROSPECTIVE APPLICATION) (Refused 23.11.2000). The subsequent appeal against the refusal was dismissed. Case Officer - Julie Anne Bowker
- 00/01248/FUL - Conversion of single family dwelling house to use as 2 no. self-contained flats involving the erection of a side and rear extension and associated alterations (currently incomplete) . This application was withdrawn on 03.08.2000, prior to a decision being made, and prior to being allocated to a case officer. Given this, no site visit would have been undertaken.
- 00/02189/FUL - Retrospective application for the conversion of single family dwelling house to use as 2 self-contained flats and the retention of 2 storey rear extension and conservatory (Refused 22.12.2000). The subsequent appeal against the refusal was dismissed. Case Officer - Lucy Kelly
- 01/01152/FUL- Demolition of existing single storey conservatory and the retention of the two storey rear extension along with internal and external alterations. (Refused 24.07.2001) Case Officer – Sarah Hellewell
- 03/00542/FUL - Retention of a 2 storey rear extension as built with alterations to window openings to rear and reduction in size of the rear conservatory, together with the conversion of the property into a house in multiple occupation. (Refused 20.10.2003 The subsequent appeal against the refusal was dismissed. Case Officer – Rachael Medcalf
- 05/02575/FUL - Conversion of existing single dwelling house to provide 2 self contained flats including, the removal of the existing conservatory and side extension at ground floor level, and excavation of a basement level with associated alterations. This application was withdrawn on 20.06.2006, prior to a decision being made Case Officer – MKE (initials given on the system only, as opposed to a name –there is no-one working in the planning dept., currently with these initials.

- 06/02594/FUL - Excavation to create a basement level. (Refused 24.05.2007) Case Officer – Gavin Chinniah
- 08/00524/FUL - Excavation to create a basement level including front lightwell with alterations to the front window and erection of a part 1 part 2 storey side/rear extension with terrace at first floor level with an external staircase from the basement to the rear garden, and roof extension to main roof comprising a change from monopitched roof to traditional butterfly roof. (Refused 27.05.2008) Case Officer – Blair Mather
- 08/04052/FUL- Erection of a part single, part two storey rear extension together with a basement level and the replacement of a door with a sash window to the rear elevation at ground floor level. (Refused 22.12.2008). The subsequent appeal against the refusal was dismissed. Case Officer – Rebecca Saville
- 09/00541/FUL- Erection of a part single, part two storey rear extension and the replacement of a door with a sash window to the rear elevation at ground floor level. Refused 15.04.2009 Case Officer – Rebecca Saville
- 09/01573/FUL - Erection of a single storey ground floor rear extension, alterations to door and windows to the ground floor rear elevation and windows to the rear and side elevations at first floor level together with the retention of excavated basement floor level. (Granted 12.08.2009) Case Officer – Carl Griffiths

Your request in relation to site visits appears to relate more to Building Control. However, Planning Case Officers should undertake a site visit in relation to each planning application received. The site visit enables the officer to judge the appropriateness of the application; its affect on the neighbouring properties, and on the property itself. It allows officers to identify issues that may not be apparent from the application drawings and documents.

All of the officers above, apart from Carl Griffiths, have left the Council, and therefore the only way of finding out details of site visits undertaken by these officers would be to order the files for each application, as the files may provide details of site visits, including dates, times and findings. I cannot guarantee that this information will be filed on the case file. If you wish to order any of the files listed above, please call the Council's Service Centre on 0207 926 1180.

Carl Griffiths has advised that whilst he has no record of the date of the site visit; he did visit the site in 2009. It may be that the file provides details of the date and time.

Given that the information that you have requested is available from the planning case file; under Section 21 of the Freedom of Information Act we are not required to provide information which is already reasonably accessible to you, whether or not a charge will be made for that information. A charge may be made for file retrieval and copying of documents,