

**LOCATION:** 55 Ridge Hill, London, NW11 8PR  
**ALLEGED BREACH:** Use of outbuilding as a separate unit of residential accommodation.

<b>Recommended Decision:</b>		<b>Closure Summary</b>
<b>Date:</b> 21 May 2014 <b>Case Officer:</b>		

**ENFORCEMENT INVESTIGATION CASE NOTES**

**Date:** 21.05.2014  
**Description** No Further Action

**Notes:** Have been to the outbuilding several times and although it is highly suspicious given it's size and contents I have not discovered any sufficient evidence to prove the outbuilding is being used as a separate unit of accommodation.

It has to be noted that there is a certificate of lawful development for the outbuilding to be used occasionally for residential accommodation (around 30 days per year). This also makes it extremely hard to prove that it is a separate unit.

**Officer**

**Date:** 14.10.2013  
**Description** Developer, Telephone Call from

**Notes:** Call from [REDACTED] (owner) - she states the bathroom has been removed. Have arranged a site visit for Thursday 17th.

**Officer**

**Date:** 14.10.2013

### Description

Developer, Email from

Notes:

From: [REDACTED] Sent: 14  
October 2013 11:08 To: [REDACTED] William Subject: RE:  
ENF/00615/12/F, ENF/00274/12/F

Dear [REDACTED]  
I have called you few time to arrange the time with you for the property, but you phone number was not correct.  
could you please give me a call on [REDACTED] when you get this email.  
Many Thanks!

Officer

Date: 12.09.2013  
Description: Complainant- email to  
on  
Notes: [REDACTED]

[illegible]

[REDACTED]  
[REDACTED]  
[REDACTED]  
[REDACTED]

[REDACTED]  
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[REDACTED]

[REDACTED]

Officer

Date: 10.09.2013  
Description Developer, Email from

Notes:

From: [REDACTED] Sent: 10  
September 2013 13:37 To: [REDACTED] Subject: RE:  
ENF/00615/12/F, ENF/00274/12/F

Dear [REDACTED],

Thank you for understanding and being supportive, I will let you know  
as soon as the work start.

Best regards

[REDACTED]

Subject: RE: ENF/00615/12/F, ENF/00274/12/F Date: Wed, 4 Sep  
2013 14:53:50 +0100 From: [REDACTED] @Barnet.gov.uk To:

[REDACTED]

Dear [REDACTED]

Thank you for the email.

The schedule of work identified below is acceptable.

I will reinspect the property in October. I will contact you mid October  
to arrange a date and time, or if the work is carried out before please  
contact me.

Please be aware that if the work required is not carried out that I will  
be contacting the borough solicitors in relation to the breach of the  
enforcement notice and an enforcement notice will be issued in  
relation to the extension without permission.

Please feel free to contact me regarding the above.

Kind Regards

[REDACTED]

Planning Enforcement Officer | Environment, Planning & Regeneration

London Borough of Barnet | North London Business Park, Oakleigh  
Road South, London N11 1NP

Tel: [REDACTED]

Barnet Online: [www.barnet.gov.uk](http://www.barnet.gov.uk)

P please consider the environment - do you really need to print this  
email?

From: [REDACTED] Sent: 02  
September 2013 20:10 To: [REDACTED] Subject: ENF/00615/12/F,  
ENF/00274/12/F

Dear [REDACTED],

Thank you for calling me back regarding of the reference, I have  
spoken to my builder, the earliest day that he can come to do the job is

end of september or early October. the job will take around 4-5 weeks.

so by end of October 2013, I will call you to make an appointment for checking.

please could you kindly confirm this.

best regards

Officer

Date: 04.09.2013  
Description Developer, Email to

Notes: From: [REDACTED] Sent: 04 September 2013 14:54To: [REDACTED]  
'Subject: RE: ENF/00615/12/F, ENF/00274/12/F

Dear [REDACTED]

Thank you for the email.

The schedule of work identified below is acceptable.

I will reinspect the property in October. I will contact you mid October to arrange a date and time, or if the work is carried out before please contact me.

Please be aware that if the work required is not carried out that I will be contacting the borough solicitors in relation to the breach of the enforcement notice and an enforcement notice will be issued in relation to the extension without permission.

Please feel free to contact me regarding the above.

Kind Regards

[REDACTED]

Planning Enforcement Officer | Environment, Planning & Regeneration

London Borough of Barnet | North London Business Park, Oakleigh Road South, London N11 1NP

Tel: [REDACTED]

Barnet Online: [www.barnet.gov.uk](http://www.barnet.gov.uk)

P please consider the environment - do you really need to print this email?

From: [REDACTED] Sent: 02 September 2013 20:10To: [REDACTED] Subject: ENF/00615/12/F, ENF/00274/12/F

Dear [REDACTED]

Thank you for calling me back regarding of the reference, I have spoken to my builder, the earliest day that he can come to do the job is end of september or early October. the job will take around 4-5 weeks.

so by end of October 2013, I will call you to make an appointment for checking.

please could you kindly confirm this.

best regards

[REDACTED]

Officer

Date: 02.09.2013  
Description: Complainant, Telephone Call from

Notes: Call from [REDACTED] owner, who has just got back from holiday to find my letter.

We agreed that she is going to send me over a schedule of works to amend the outbuilding and did point out permission (well i found it after she mentioned it) C15143B/04 which bazarrly allows the building to be used for people staying in there occationsally.

She is going to send me a schedule of works tomorrow.

Officer

Date: 07.08.2013  
Description: ENF, Letter to offender

Notes:  
Officer

Date: 07.08.2013  
Description: Miscellaneous notes

Notes: Inherited case.

No work on since 2012 03/2012.

Officer

Date: 14.03.2012  
Description: Investigation Begun

Notes: INV

[REDACTED]

Officer

Date:	13.03.2012
Description	Acknowledgment Letter (ENF)
Notes:	
Officer	