

Gagen, Kurt

From: Emma Baylis [REDACTED]
Sent: 15 February 2021 20:41
To: Gagen, Kurt
Cc: [REDACTED]
Subject: RE: Right of Light Consulting. Attention of Mr Kurt Gagen. Application Reference No. 20/00816/FULEIA. Proposed Development at 70 Gracechurch Street, London EC3V 0HR

Dear Kurt

Thank you for this and for providing a copy to our adviser. I am sure you'll appreciate that receiving this outside business hours a matter of hours before the meeting tomorrow is highly unsatisfactory and does not allow us time to consult with our advisers. I'll of course make this point tomorrow.

Having said that it is noted that Mr Webb's letter in effect confirms that the 13 January report was not accurate in relation to which properties it described and could not (without further explanation) be reconciled to the windows by us as owners either individually or collectively. This simply reinforces our concern that the report has been hastily prepared without a site visit and does little to give us confidence in its wider findings.

The letter also acknowledges that the analysis "does not recognise curved glassing" which gives us further cause for concern on which we need to seek advice since these unusual character windows are a feature of our historic properties.

The letter also fails to deal with the matter raised by Ms Ellis about our civil rights of light. Our windows are considerably older than the required 20 years having been unmodified since the building's construction c1830. As Ms Ellis has already advised, we do not acquiesce to any interference with our rights of light and have made a genuine offer to seek to resolve this issue at planning stage.

Finally, the letter from Mr Webb is aggressively drafted with a menacing tone seeking to dismiss the genuine concerns related to our three residential properties which have thus-far gone unanswered. One of our contacts at a well-known media channel has had sight of the letter and shares our concern that the application appears to be being hurried through at a time when both we as residential owners and our business neighbours have been seriously hit by the pandemic. We will seek to raise the profile of this case through this channel if due consideration is not given to our reasonable request for a postponement of the decision pending further investigation.

I look forward to speaking with you tomorrow. Please can you also ensure that a copy of this email is also included in the Addendum Report to the Committee.

Kind regards

Emma
[REDACTED]

From: [Gagen, Kurt](#)
Sent: 15 February 2021 18:52
Subject: RE: Right of Light Consulting. Attention of Mr Kurt Gagen. Application Reference No. 20/00816/FULEIA. Proposed Development at 70 Gracechurch Street, London EC3V 0HR

Dear residents of A, B and C at 4 Bulls Head Passage

Please find attached the applicants response to the letter from Rights of Light Consulting dated 15th February 2021.

Your representation and this response will be reported in the Addendum Report circulated to Members prior to committee.

Please note I have provided this to Rights of Light Consulting.

Kind regards,
Kurt

Kurt Gagen
Senior Planning Officer
Department of the Built Environment
City of London



www.cityoflondon.gov.uk



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