Regeneration Services

The London Borough of Barnet

Barnet House

London N20 0EJ

contact: Helen Phillips

tel: 0208 359 4861

e-mail: Helen.phillips@barnet.gov.uk

date: 21.3.18

our reference: Pramshed

your reference:

Dr Kim Murphy

39 Nant Court

Granville Road

London

NW2 2LB

Dear Dr Murphy

**The London Borough of Barnet (Granville Road Estate Pramshed and Beech Court) Compulsory Purchase Order 2018**

**Re: Objection to the Compulsory Purchase Order**

I am writing further to our meeting this morning.

We discussed your objections and have made the following suggestions:-

Any agreement must be properly documented and legally binding with a definite time frame.

The legal document for your replacement pramshed is to be re drafted with the details regarding size and timeframe and sent to you this week.

A temporary shed for 24 months is unreasonable.

The length of time that the temporary pram shed will be required depends on the development programme. The developer has now formulated their programme time table and anticipates that the temporary shed will only be required for a period of 7 months.

A loss of pramshed would negatively impact its (property) market value.

When the pramshed valuation was completed it also took into consideration the impact of the loss to the overall market value of the property. We consider that the offer of £3500, which includes associated costs, legal and surveyors fees, also adequately reflects any loss in market value to 39 Nant Court.

Yours sincerely,

**Helen Phillips**

Regeneration Officer