

From: Mick Dawson  
Sent: 21 November 2014 14:32  
To: Customer Advocates  
Cc: Householder GP  
Subject: Inappropriate Development on River Drive. STC ref: 253539 or 248789

Dear Alison,

Development at UK Docks Ltd, River Drive

Stage 3 Response - Your ref CX/MH/253539 I have read and considered the reply of 25th September by MH about this development but before I approach the Local Government Ombudsman I need to know who checks that a structure is built to plan if it is not the Building Control Team. That it has not been built to plan is, to me, beyond dispute:-

- a) it does not look anything like plans 8296/1A etc.(STC choice of plan)
- b) it is 3m higher than plan 8296/14 allows. (plan shown on planning portal)

Please read the penultimate paragraph of her letter which I quote here:-

"The Regarding your query on 5 September 2014 as to whether it is customary for the Council's Building Control Team to 'sign off' a development that is not built to plan, I can confirm that Building Control are only able to consider whether the constructional aspects of a development meet with building regulations. Their role is not to consider whether a development has been built in accordance with any grant of planning permission that may exist. Whether or not a structure has planning permission has no bearing on whether it accords with building regulations."

Please also read the email (complete trail attached) to a Householder in Greens Place around the same time from your Principal Planning Officer:

Subject: RE: Acknowledgement: UK Docks River Drive site [NOT PROTECTIVELY MARKED]  
Date: 4 September 2014 12:10:43 BST

To: Householder GP

Cc: Customer Advocates , Head of Development Services Hello - The Head of Development Services is out of the office at the moment and I have been asked to respond to your email - my colleague from the Building Control Team has confirmed that they sent the completion certificate out on June 17th. The final Building Control inspection was on 13th June.

Regards

Principal Planning Officer

It would appear from the responses by the Council to queries by affected residents that there is no-one taking responsibility to ensure that developments are built to plan. Please say who is the signatory on the completion certificate as as they will have do until your office can find someone to take responsibility for this planning oversight. I understand that footings completed in 2001, that current structure stands on, were not made to plan either. Please advise who signed the completion certificate for this as well.

Regards  
Mick Dawson