



The Planning Inspectorate

An Executive Agency in the Department of the Environment and the Welsh Office

RECEIVED 24 JUN 1993

Room 1203D
Tollgate House
Houlton Street
Bristol BS2 9DJ

Direct Line 0272-218367
Switchboard 0272-218811
Fax No 0272-218443
GTN 1374

Fibbens Fox Associates Ltd
31 The Broadway
Woodford Green
Essex
IG8 OHQ

Your Ref:
GAM/1871/AP1A/PCF
Our Ref:
APP/N5090/A/93/224571

Date: 23 June 1993

Dear Sir

TOWN AND COUNTRY PLANNING ACT 1990
APPEAL BY UNITED SYNAGOGUE ERUV COMMITTEE
SITE AT VARIOUS LOCATIONS WITHIN THE LONDON BOROUGH OF BARNET.

1. I refer to the above appeal made to the Secretary of State. Although this appeal is currently being dealt with by the written procedure or by means of a hearing, the Inspectorate considers that the Inspector can only be fully informed of all the facts by holding a local inquiry.

2. A local inquiry will therefore be held, and the date of this letter is the "relevant date" from which the timetable set out in the Inquiries Procedure Rules* begins. Rule 6 requires you to serve a statement of case, not later than 9 weeks from the date of this letter, on the Inspectorate, the local planning authority and any "Statutory parties". Your statement should contain full particulars of the case you propose to put forward at the inquiry together with a list of any documents, including maps and plans, which you intend to refer to or put in evidence.

3. Statutory Parties are defined in the Rules. You should soon receive, or should have already received, a copy of the local authority's completed appeal questionnaire. Statutory parties whose interest arose at application stage will be identified by the local planning authority's answer to Question 14b. We will let you know about any additional Statutory parties, before your statement of case is due to be served.

4. The local planning authority are required to serve their statement of case on the Inspectorate and other parties not later than 6 weeks from the date of this letter. This should enable you to take their statement into account when finalising your own.

5. Your attention is drawn to the requirement in the Rules that if you, or any of those people you are going to call to give evidence, propose to do so by reading a written statement (known as a "proof of evidence"), a copy of that proof must be sent to the Inspectorate no later than 3 weeks before the

inquiry opens. The proof should be accompanied by a summary. Where a proof of evidence contains no more than 1,500 words, it is not necessary for a summary to be provided. As a guide, summaries should not exceed 1,500 words or 10% of the length of the proof, whichever is the greater. A copy of the proof must also be sent to the local planning authority.

6. I know that you will do all you can to carry out the requirements of the Rules. Please note that, having drawn attention to the timetable in the Rules, the Inspectorate does not send separate reminders to appellants or local planning authorities about the submission of documents.

7. Please read carefully the enclosed pamphlet entitled "Costs Awards in Planning Appeals". Comprehensive information about the policy and procedure for awarding costs to appellants, local planning authorities and some third parties in an appeal can be found in Department of the Environment Circular 8/93. Your attention is drawn to the risk of an award of appeal costs against you if you withdraw your appeal, without good reason, after the Inspectorate has notified you of the date (and venue) for the inquiry; and the arrangements have to be cancelled. In these circumstances, it would be open to the local planning authority (and any interested parties who have notified you that they intend to appear at the inquiry) to apply for an award of their abortive costs, if any.

8. If you do decide to withdraw your appeal, if possible before arrangements are made for the inquiry, please inform me at once, by telephone; and then confirm the withdrawal in writing, quoting the full appeal reference number. We can cancel inquiry arrangements only when we receive written confirmation of the withdrawal. The inquiry process is costly to all the parties involved. The earlier an appeal is withdrawn, the less the chance that other parties will have incurred wasted expense in preparation for the inquiry. If you leave withdrawal of the appeal too late, the inquiry may have to go ahead. In that case, you would also be at risk of an award against you of the abortive appearance costs of the local planning authority and any qualifying third party.

9. I am the case officer dealing with this appeal. Please send all further correspondence to me at the above address, quoting the Inspectorate's appeal reference number, given at the top of this letter, in full.

Yours faithfully



Arthur Russ

* If the appeal has been transferred to an Inspector for decision, the appropriate rules are the Town and Country Planning Appeals (Determination by Inspectors)(Inquiries Procedure) Rules 1992 - SI 1992 No 2039. If the appeal has not been transferred, the appropriate rules are the Town and Country Planning (Inquiries Procedure) Rules 1992 - SI 1992 No 2038. Copies of these Rules can be purchased from HMSO Bookshops.