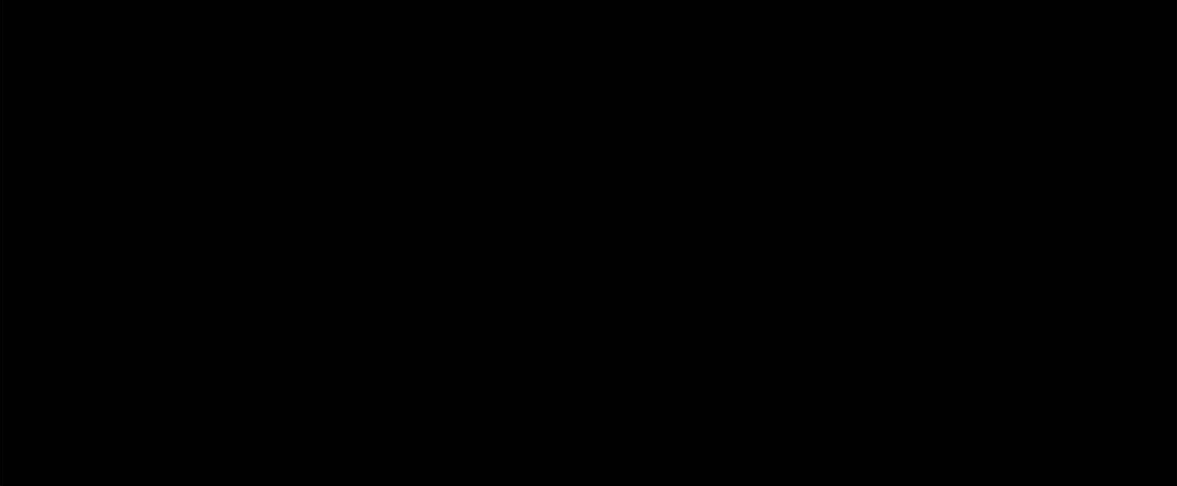


Statutory Declaration

[REDACTED], do solemnly and sincerely declare as follows:

1. I am the Director of **Crewys Limited**, Company number 10266055.
2. In August 2019 **Crewys Limited** started its involvement with the maintenance of 751a Finchley Road, London NW11 8DL.
3. The flats were occupied at that time by 4 separate tenants as 4 separate self-contained residential flats.
4. In early 2020, **Crewys Limited** agreed with the landlords to take over the full management and lettings of the 4 flats at 751a Finchley Road, London NW11 8DL.
5. On the 2nd of February 2020 **Crewys Limited** formally signed an agreement to take over the management of 751a Finchley Road, London NW11 8DL.
6. This management agreement has been running continuously from February 2020 to date.
7. 751a Finchley Road, London NW11 8DL has been let, used and occupied solely as 4 separate self-contained residential flats and for no other use, continuously and without interruption from at least August 2019 until the date hereof.
8. Each flat always had its own kitchenette consisting of a kitchen unit with a counter top, a fridge-freezer, and a built-in electric cooking hob.
9. Each flat always had its own bathroom consisting of a toilet, sink and shower.
10. The communal room located to the rear of the first floor is used as a washroom and not as a communal kitchen. No cooking has ever taken place in this room since our involvement in August 2019.
11. I confirm that the below table reflects the tenant's history of occupation during our management period.

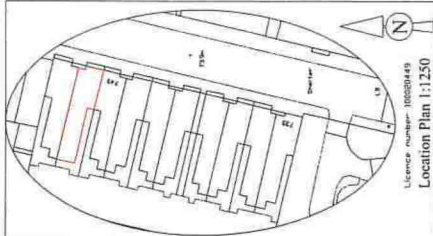
- 
12. The tenants paid their rent monthly at our offices in cash payments.
 13. All Tenants' council tax bills were addressed to our office at 747a Finchley Road, London NW11 8DL, in order to ensure they are received and paid, as some of our tenants do not read English.
 14. I further testify that the layout and location of the 4 flats at 751a Finchley Road, London NW11 8DL, is exactly as depicted on the plan attached to this declaration as Exhibit 1.

I make this declaration in support of the application for Lawful Use under section 191 of the Town and Country Planning Act 1990 (as amended)

And I make this declaration conscientiously believing the same to be true and by virtue of the Statutory Declarations Act



AJLeaseplans.
 Building A OCC 105 Ende Rd
 London N4 1TJ
 Tel: 020 8150 1820

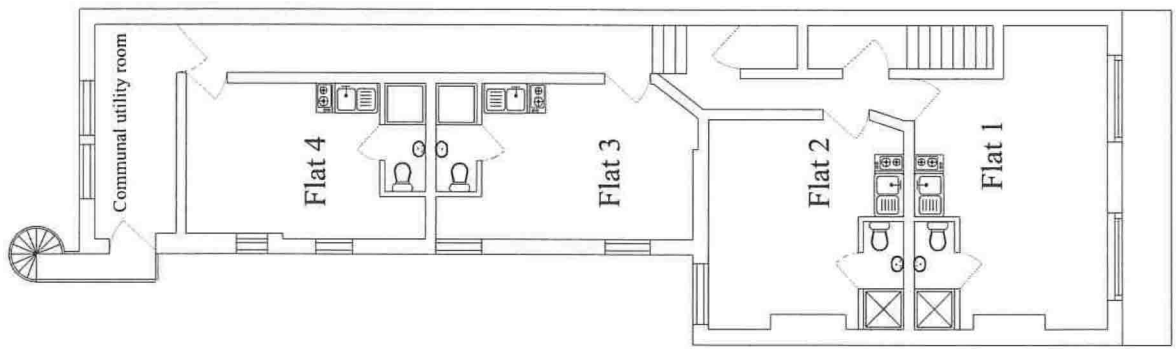


Main Plan

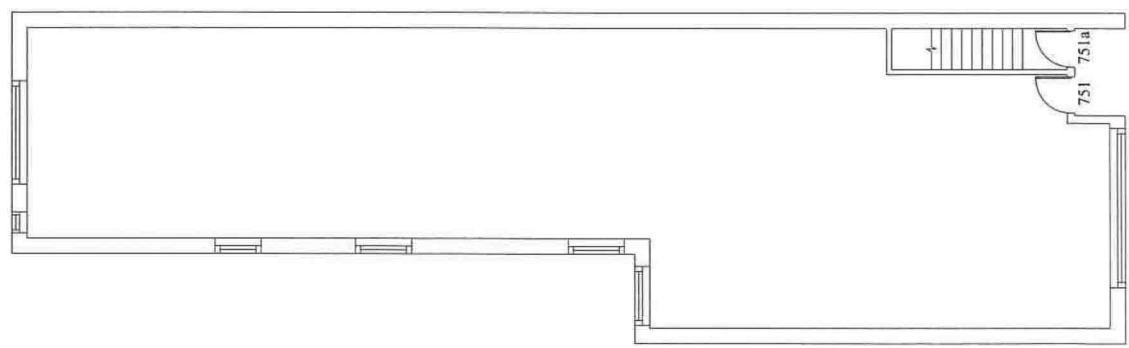
SITE

PROPERTY ADDRESS:
 751 Finchley Road
 London NW11 8DL

TITLE: Floor Plans	
SCALE: 1:100 (A3)	DRAWING No: FR-751a.FF
DATE: 02.11.23	DRAWN BY: B.W.



First Floor



Ground Floor