

CENTURY HOUSE RESIDENTS' ASSOCIATION

Rachel Bent
Cambridge Property Services
Phoenix House
84 – 88 Church Road
London SE19 2EZ.

24 Century House
245 Streatham High Road
London SW16 6ER.

Ref.: CHRA0584

1 January 2002

Dear Ms. Bent,

**Notice pursuant to Section 22 Landlord and Tenant Act 1985 as
amended by Schedule 2, paragraph 6 Landlord and Tenant Act 1987**

I write as Secretary of Century House Residents' Association on behalf of myself as tenant of Flat 24.

My Association wishes to assess the reasonableness of service charges levied during the tenure of Cambridge Property Services as managing agents for Century House. We would like to know precisely for what we are being or have been asked to pay.

We should like, therefore, to inspect accounts, receipts and other documents supporting the accounts summary for 2000/2001. We should also like to inspect documents which support the accounts summary for 1999/2000 which has recently been provided to leaseholders. Further we should like to inspect documents which support the accounts summaries for 1997/1998 and 1998/1999.

We should like to see descriptions of work carried out and items purchased, evidence that payments have been made and copies of contracts with service providers including the management contract.

We will wish to take copies of the relevant documents, a facility for which you are entitled to level a reasonable charge.

Please would you let me know when it will be possible to carry out the inspection.

Yours sincerely,

Angus French, Secretary, CHRA