

Application ref: 2023/2319/L  
Contact: Miriam Baptist  
Tel: 020 7974 8147  
Email: [Miriam.Baptist@camden.gov.uk](mailto:Miriam.Baptist@camden.gov.uk)  
Date: 20 November 2023

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
Town Hall  
Judd Street  
London  
WC1H 9JE  
Phone: 020 7974 4444  
[planning@camden.gov.uk](mailto:planning@camden.gov.uk)  
[www.camden.gov.uk/planning](http://www.camden.gov.uk/planning)

GOAStudio London residential architecture limited  
86-90 Paul Street  
London  
EC2A 4NE

Dear Sir/Madam

## **DECISION**

Planning (Listed Building and Conservation Areas) Act 1990

### **Listed Building Consent Refused**

Address:  
**114 Flat 1st And 2nd Floor**  
**Heath Street**  
**London**  
**NW3 1DR**

Proposal:

Replacement roof including roof extension at rear and replacement roof dormer, rooflight to rear, replacement windows throughout, and internal renovation works including removal of chimney breast at first floor and raising of the ceiling height at second floor.

Drawing Nos:

2223 00, 2223 01, 2223 61, 2223 02, 2223 62, 2223 03, 2223 63, 2223 04, 2223 64, 2223 05, 2223 65, 2223 06, 2223 66, 2223 07, 2223 67, 2223 0,8 2223 68, Design access and heritage statement by GOAStudio, Structural Report: For Upper Maisonette 114 Heath Street London NW3 1DR, Opening up works evidence as existing.

The Council has considered your application and decided to **refuse** listed building consent for the following reason(s):

#### **Reason(s) for Refusal**

- 1 The loss of historic fabric and alteration to plan form and roof form proposed, as well as new rooflight to the rear and alteration to internal ceiling height would harm the building's historic composition, plan form and hierarchy, and would

therefore result in harm to the special architectural and historic interest of the listed building contrary to Policy D2 of the Camden Local Plan 2017 and Policy DH2 of the Hampstead Neighbourhood Plan 2018.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2021.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is positioned above the printed name and title.

Daniel Pope  
Chief Planning Officer