

Application ref: 2023/3916/P
Contact: Alex Kresovic
Tel: 020 7974 3134
Email: Alex.Kresovic@camden.gov.uk
Date: 11 September 2024

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Saviom
1 Crusader Gardens,
CROYDON
Surrey
CR0 5UJ
United Kingdom

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:
134 Belsize Road
London
NW6 4BG

Proposal: Front extension of existing lower ground unit with inclusion of a front lightwell.

Drawing Nos: 01-R1, 02-R1, 03-R2, 04-R2, 06-R2, Design & Access Statement September 2023.

The Council has considered your application and decided to **refuse** planning permission for the following reason(s):

Reason(s) for Refusal

- 1 The proposal, by reason of its inappropriate design would cause harm to the architectural composition of the host building and the character and appearance of the South Hampstead Conservation Area contrary to policies D1 (Design) and D2 (Heritage) of the London Borough of Camden Local Plan 2017.
- 2 The proposal, in the absence of appropriate information in the form of a Flood Risk Assessment and details of proposed materials, fails to sufficiently demonstrate that the proposal would be in accordance with policy CC3 (Water and flooding) of the LB Camden Local Plan and CPG Water and Flooding 2019.

Informative(s):

1 n/a

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 2023.

You can find advice about your rights of appeal at:

<https://www.gov.uk/appeal-householder-planning-decision>.

If you submit an appeal against this decision you are now eligible to use the new [submission form](#) (Before you start - Appeal a planning decision - GOV.UK).

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope
Chief Planning Officer