

Mr Gholam Hossein Hashemi
10 Fairfax Road
London
NW6 4HA

Application Ref: **2012/4768/P**
Please ask for: **John Nicholls**
Telephone: 020 7974 **2843**

22 April 2013

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) Order 2010
Town and Country Planning (Applications) Regulations 1988

Householder Application Refused

Address:
10 Fairfax Road
London
NW6 4HA

Proposal:
Installation of metal balustrade at first floor level rear roof to form a terrace area for existing dwelling house (Class C3).

Drawing Nos: Site location plan, (6011/TP02/) 01, 02, (6011/TP03/) 01, 02, (6011/SK/) 01, (6011/TP/SK) 02

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

Reason(s) for Refusal

- 1 The proposed railings would facilitate the use of the roof as a terrace which would have a detrimental effect on the amenity of neighbours through loss of privacy and overlooking to adjoining rear gardens and habitable room windows, contrary to policy CS5 (Managing the impact of growth and development) of the London Borough of Camden's Local Development Framework Core Strategy and policy



DP26 (Managing the impact of development on occupiers and neighbours) of the London Borough of Camden's Local Development Framework Development Policies.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

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