

Andrew MacSwayed  
Eurohaus Ltd.  
196 High road  
Wood Green  
London  
N22 8HH

Application Ref: **2012/6011/P**  
Please ask for: **Elaine Quigley**  
Telephone: 020 7974 **5101**

8 February 2013

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Refusal of Non Material Amendments to planning permission**

Address:  
**2 Maresfield Gardens**  
**London**  
**NW3 5SU**

Proposal: Non-material amendments to planning permission granted 12/07/11 (Ref:2011/2206/P) for 'amendments including change of use to 4 self-contained flats, amalgamation of the two internal courtyards into one, of planning permission granted 12/03/09 (2008/2288/P) as amended on 25/08/10 for change of use from 5 to 6 flats, basement extension with lightwell to front and rear and a rear internal courtyard, erection of single-storey ground floor extension on front elevation, erection of lower ground and ground floor rear extension, rear extension to coach house at lower ground and upper ground floor levels, changes to front fenestration on coach house and erection of a timber enclosure in rear garden' namely, reconfiguration of the first floor and increase in number of units from 4 to 5.

Drawing Nos: TM-1209-P-120 rev B; 2727/001; 002; 003

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

- 1 The proposed amendments, by impacting upon the number and mix of residential units (as set out within the description of development of the original planning permission) cannot be considered to be 'non material' in nature.



Informative(s):

- 1 You are advised that the proposals are not acceptable as non-material amendments to the planning permission set out above. If you wish the Council to consider these amendments, you must submit a new planning application for the proposed development. You are advised in this particular case to submit a full planning application would be required including drawings showing the revised flat layout and number.
- 2 The applicant's attention is drawn to the section 106 legal agreement attached to the subject planning permission, and the need to take into account any necessary subsequent modification of or supplement to that agreement, including any provisions which may be affected by the proposed changes to residential accommodation.

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