

MKay Architectural Services  
Spire Cottage  
Billeragh West  
Araglin  
Ireland

Application Ref: **2012/5800/P**  
Please ask for: **Aysegul Olcar-Chamberlin**  
Telephone: 020 7974 **6374**

27 December 2012

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

### **Full Planning Permission Refused**

Address:  
**59 and 61 Kingstown Street**  
**London**  
**NW1 8JP**

Proposal:  
Erection of mansard roof extensions and raising the side walls to provide additional residential floorspace to 2 x single-family dwellinghouses (Class C3).

Drawing Nos: (Prefix 2012/1178) 10 (Site location map); 1; 2; 3; 4; 5; 6; 7; 8; and 9.

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

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

- 1 The proposed roof extensions, by reason of their height, bulk, mass and design, would increase the dominance of these modest backland buildings in the street scene, fail to be subservient to the main building at No. 70 Regent's Park Road and harm character and appearance of the conservation area contrary to policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and to policies DP24



(Securing high quality design) and DP25 Conserving Camden's heritage of the London Borough of Camden Local Development Framework Development Plan.

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