

Mr Adam Beamish
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Teddington
Middlesex
TW11 8UH

Application Ref: **2012/5352/P**
Please ask for: **Aysegul Olcar-Chamberlin**
Telephone: 020 7974 **6374**

29 November 2012

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990, Section 191 and 192
Town and Country Planning (Development Management Procedure) Order 2010

Certificate of Lawfulness (Existing) Refused

Address:
Land at 39-45 Kentish Town Road
London
NW1 8NX

Proposal:
Commencement of development approved by planning permission granted at appeal on 23/06/2006 (ref: 2005/0530/P) for erection of a new four storey building with accommodation within the roof space to provide a new public house with ancillary residential accommodation and office space (Class B1).

Drawing Nos: Site Location Plan; P101; P102; P103; P104/A; P105/A; and Supporting Statement by Cunnane Town Planning dated 3rd October 2012.

The Council has considered your application and decided to **refuse** a certificate of lawfulness for the following reason:

Reason(s) for Refusal

- 1 It has not been demonstrated on the balance of probabilities that planning permission ref: 2005/0530/P (appeal ref: APP/X5210/A/05/1183439) dated 23/06/2006 was implemented prior to 23/06/2011.



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