

McAndrew Martin Ltd
Unit One
Links House
Fairway Business Centre
Dundas Lane
Portsmouth
Hampshire
P03 5BL

Application Ref: **2012/1880/P**

Please ask for: **Elaine Quigley**
Telephone: 020 7974 **5101**

12 June 2012

Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990 (as amended)
Town and Country Planning (General Development Procedure) Order 1995
Town and Country Planning (Applications) Regulations 1988

Full Planning Permission Refused

Address:
Regents Park Barracks
Albany Street
London
NW1 4AL

Proposal:
Resurfacing of existing road within site and works to existing footpaths and kerbing.
Drawing Nos: Design and Statement produced by McAndrew Martin Chartered Surveyors
(ref 111/P/391) dated 13th March 2012; Drawing nos 111/P/391. 04 A1; 05. A1; 06 A1.

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

Reason(s) for Refusal

- 1 The proposed resurfacing of the accessway, by reason of the introduction of uncharacteristic surface material and finishes, would be harmful to the high quality and traditional setting for the surrounding buildings, and would fail to preserve and enhance the character and appearance of the Regent's Park Conservation Area contrary to Core Strategy policy CS14 (Promoting high quality places and



conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 (Securing high quality design), DP25 (Conserving Camden's heritage) of the London Borough of Camden Local Development Framework Development Policies.

- 2 The proposed resurfacing of the accessway, by reason of the introduction of impervious surface materials, may increase the volume and rate of run-off of water into the combined storm water and sewer system and may have a significant adverse impact on the drainage and local water environment. This would be contrary to policies CS13 (Tackling climate change through promoting higher environmental standards) of the London Borough of Camden Local Development Framework Core Strategy and policies DP23 (Water) of the London Borough of Camden Local Development Framework Development Policies.

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