

Mr Paul Manson
Flat B
90 Savernake Road
London
NW3 2JR

Application Ref: **2011/5275/P**

Please ask for: **Joe Purcell**

Telephone: 020 7974 **4703**

23 December 2011

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:

Flat B

90 Savernake Road

London

NW3 2JR

Proposal:

Erection of dormer and balcony on rear roof slope, installation of two rooflights on rear roof slope and two on front roof slope and the erection of a single storey extension on existing second floor terrace associated with the existing flat (Class C3).

Drawing Nos: Site location plan; Drawing no: (Prefix 145) SK06, SK07, SK08, SK09.

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

Reason(s) for Refusal

- 1 The proposed second floor extension, by reason of its excessive size, and inappropriate design and material finish would be detrimental to the character and appearance of the host building and the wider Mansfield Conservation Area, contrary to policies CS14 (promoting high quality places and conserving heritage) of the London Borough of Camden Local Development Framework Core Strategy and



policies DP24 (securing high quality design) and DP25 (Conserving Camden's heritage) of the London Borough of Camden Local Development Framework Development Policies.

- 2 The proposed rear dormer and balcony and the proposed front rooflights would, by reason of their excessive size and inappropriate design and positioning in the roofslope, be detrimental to the character and appearance of the host building and the wider Mansfield Conservation Area, contrary to policies CS14 (promoting high quality places and conserving heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 (securing high quality design) and DP25 (Conserving Camden's heritage) of the London Borough of Camden Local Development Framework Development Policies.

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