

Mr Humphrey Kelsey
4 Primrose Hill Studios
Fitzroy Road
London
NW1 8TR

Application Ref: **2011/5351/L**
Please ask for: **Nicola Tulley**
Telephone: 020 7974 **2527**

22 December 2011

Dear Sir/Madam

DECISION

Planning (Listed Buildings and Conservation Areas) Act 1990
Planning (Listed Buildings and Conservation Areas) Regulations 1990

Listed Building Consent Refused

Address:
**4 Primrose Hill Studios
Fitzroy Road
London
NW1 8TR**

Proposal:

Erection of single-storey rear extension with green roof (following demolition of existing rear extension), replacement/refurbishment of ground and first floor level rear windows, installation of clay ridge tiles, associated external and internal alterations to dwellinghouse (Class C3).

Drawing Nos: 000A; 001; 002; 003; 004; 005A; 007; 008A; 009; 011A; 012A; 013B; 014A; 015A; 017; 018A; 019A; 030; 040; Heritage Statement for 4 Primrose Hill Studios (undated);

The Council has considered your application and decided to **refuse** listed building consent for the following reason(s):

Reason(s) for Refusal

- 1 The proposed single storey rear extension by reason of its bulk, form and detailed design would be an overly dominant structure which does not respect the proportions or composition of the listed building and would thus harm special



architectural and historic interest, contrary to Core Policy: CS14 (Promoting high quality places and conserving our heritage) and Development Policy: DP25 (Conserving Camden's heritage) of Camden's Local Development Framework 2010.

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