

Jeremy Amos Architects
24 Holland Park Avenue
London
W11 3QUApplication Ref: **2010/6288/P**
Please ask for: **Kelly Sweeney**
Telephone: 020 7974 **2630**

19 January 2011

Dear Sir/Madam

DECISIONTown and Country Planning Acts 1990 (as amended)
Town and Country Planning (General Development Procedure) Order 1995
Town and Country Planning (Applications) Regulations 1988**Householder Application Refused**Address:
98 Frognal
London
NW3 6XBProposal:
Replacement of north facing porch of dwelling house (Class C3).

Drawing Nos: Block Plan; 274.34; 274.30 rev2; 274.31 rev2; 274.35; O.S extract;

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

Reason(s) for Refusal

- 1 The proposed development, by reason of its detailed design, inappropriate material and the loss of a feature integral to the character of the existing building, would result in harm to the character and appearance of the host property, the other dwellings which form part of a group of four and the Hampstead Conservation Area, contrary to policies CS4 (Areas of more limited change], CS14 (Promoting high quality places and conserving our heritage) of the Local Development Framework Camden Core Strategy and policies DP24 (Securing high quality design) and DP25 (Conserving



Camden's heritage) of the Local Development Framework Camden Development Policies Proposed Submission.

Informative(s):

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