

Mackenzie Wheeler Architects
Embankment Studios
The Embankment
Putney
London
SW15 1LB

Application Ref: **2007/1249/P**
Please ask for: **Jenny Fisher**
Telephone: 020 7974 **2527**

09 May 2007

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:
24 Cambridge Circus
London
WC2H 8AA

Proposal:
Installation of new disabled access ramp at main entrance and the erection of zinc clad planters to front elevation to existing restaurant (Class A3),
Drawing Nos: Site Plan; 909/002 D; 004 C; 909/102 G; 909/201 C

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

Reason(s) for Refusal

- 1 The proposed zinc clad planter boxes and the re-orientation of an existing access ramp would, by reason of a major reduction in the size of the pedestrian thoroughfare, cause a significant level of pedestrian congestion, increasing the potential for accidents and decreasing accessibility particularly for mobility impaired users, contrary to policies T3 (pedestrians and cycling), B1 (general design principles) and SD1C (access for all) of the London Borough of Camden Replacement Unitary Development Plan 2006.



- 2 The pavement installations proposed, together with existing installations, would result in visual clutter to the detriment of the appearance of the building and character and appearance of the conservation area contrary to policies B1 (general design principles), B3 (alterations and extensions) and B7 (conservation areas) of the London Borough of Camden Replacement Unitary Development Plan 2006.

Informative(s):

- 1 You are reminded that works have been carried out without the benefit of planning permission. A new shop front has been installed and ramp and planters placed in front of the entrance. You are advised to submit an application for planning permission to retain works already carried out. Failure to do so may result in Enforcement action.

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