

**IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY.
TOWN AND COUNTRY PLANNING ACT 1990 (as amended by the Planning
and Compensation Act 1991).**

ENFORCEMENT NOTICE

RE: * 78 CANFIELD GARDENS, LONDON NW6 3EE

ISSUED BY: THE LONDON BOROUGH OF CAMDEN

1. THIS IS A FORMAL NOTICE which is issued by the Council because it appears to them that there has been a breach of planning control, under Section 171 A (1) (a) of the above Act, at the land described below. They consider that it is expedient to issue this notice, having regard to the provisions of the development plan and to other material planning considerations.

2. THE LAND AFFECTED.

Land and premises at **78 CANFIELD GARDENS, LONDON NW6 3EE** ("the Premises"). The Premises are shown, for the purposes of identification only, outlined in black on the attached plan.

3. THE BREACH OF PLANNING CONTROL ALLEGED.

Without Planning Permission:

The erection of a two-storey rear extension, works of excavation to the rear garden, and the creation of additional habitable space in the basement.

4. REASONS FOR ISSUING THIS NOTICE

- a) It appears to the Council that the above breach of planning control has occurred within the last **4 years**.
- b) The extension as built, by virtue of its size and bulk is detrimental to the character and appearance of the Conservation Area and the building. It is therefore contrary to Policies EN1, EN16(new), EN33, and EN 52 of the London Borough of Camden Unitary Development Plan.
- c) The works of excavation as carried out, form a visually intrusive element, which is detrimental to the character and appearance of the Conservation Area and therefore contrary to Policy EN33 of the London Borough of Camden Unitary Development Plan.

The Council do not consider that planning permission should be given, because planning conditions could not overcome these problems.

5. WHAT YOU ARE REQUIRED TO DO.

- 1) The two-storey rear extension shall be rebuilt to the dimensions approved in the planning permission PW9902440R2 dated 12 September 1999.
- 2) The works of excavation to the rear garden shall be infilled to the dimensions approved in the planning permission PW9902440R2 dated 12 September 1999.

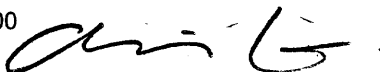
You are to comply with the above requirements within **2 months** of this notice taking effect.

6. WHEN THIS NOTICE TAKES EFFECT.

This notice takes effect on **4** day of **January 2001** unless an appeal is made against it beforehand.

DATED: 22 November 2000

(Signed).....

A handwritten signature in black ink, appearing to be 'D. G.', written over a dotted line.

Borough Solicitor, on behalf of the London Borough of Camden, Town Hall, Judd Street, London WC1H 9LP.

ANNEX

YOUR RIGHT OF APPEAL

You can appeal against this notice, but any appeal must be received, or posted in time to be received, by the Secretary of State before **4 day of January 2001**. The enclosed booklets "**Enforcement Appeals - A Guide to Procedure**, sets out your rights. Read them carefully. You may use the enclosed appeal forms.

(a) One is for you to send to the Secretary of State if you decide to appeal, together with a copy of this enforcement notice.

(b) Send the second copy of the appeal form and notice to the Council at:

Development Control,
Environment (Planning) Department,
London Borough of Camden,
Fifth Floor,
Town Hall,
Argyle Street,
London WC1H 8EQ

(c) The other is for you to keep as a duplicate for your own records.

WHAT HAPPENS IF YOU DO NOT APPEAL

If you do not appeal against this enforcement notice, it will take effect on **4 day of January 2001**, and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period specified in the notice. Failure to comply with an enforcement notice, which has taken effect, can result in prosecution and/or remedial action by the Council.

