

Mr David Silverman
70 Woodland Drive
Watford
Herts.
WD17 3BZ

Application Ref: **2014/3165/P**
Please ask for: **Obote Hope**
Telephone: 020 7974 **2555**

8 August 2014

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused

Address:
Andover House
9A Eton Avenue
London
NW3 3EL

Proposal:
Replacement of all timber windows with UPVC windows on front, rear and side elevations.

Drawing Nos: 14/1127/1, 14/1127/2 and site location plan. Area 2 HA

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

Reason(s) for Refusal

- 1 The proposed replacement windows by reason of their material would be detrimental to the appearance of the building and the character and appearance of the Belsize Park Conservation Area, contrary to policies: CS14 (Promoting high quality places and conserving our heritage) of Camden Local Development Framework Core Strategy 2010, as well as DP24 (Securing high quality design), and DP25 (Conserving Camden's heritage) of Camden's Local Development Framework Development Policies 2010.

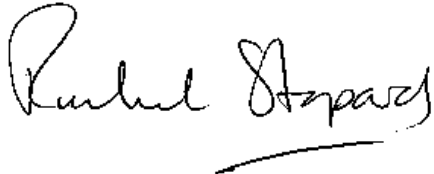


In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath.

Rachel Stopard
Director of Culture & Environment