

Llowarch Llowarch
147 O'Donnell Court,
London,
WC1N 1NX

Application Ref: **2015/1354/P**
Please ask for: **Jonathan McClue**
Telephone: 020 7974 **4908**

28 May 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:
46 Alma Street
London. NW5 3DH

Proposal:
Construction of a part single, part two storey rear extension.
Drawing Nos: PH01, (EX_)01; 02; 03; 04; LA01; LA02, (PR_)01; 02 Rev B; 04 Rev C and
Design & Access Statement Rev B dated 08/05/2015.

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

Reason(s) for Refusal

- 1 The proposed extension, by reason of its height, width, design, bulk and the materials used, would be detrimental to the character and appearance of the host building and the wider terrace, and would neither preserve nor enhance the character and appearance of the Inkerman Conservation Area. Therefore, it would be contrary to policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 (Securing high quality design) and DP25 (Conserving Camden's heritage) of the London Borough of Camden Local Development Framework Development Policies.



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 'Ed Watson', written in a cursive style.

Ed Watson
Director of Culture & Environment