**Regeneration and Planning
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CgMs Ltd
140 London Wall
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EC2Y 5DN

Application Ref: **2015/3516/P**
Please ask for: **Carlos Martin**
Telephone: 020 7974 **2717**

13 October 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:
**10 Rosslyn Hill
London
NW3 1PH**

Proposal:
Widen existing opening on the front boundary wall to create a vehicular entrance with new timber sliding gate and associated dropped kerb.
Drawing Nos: Site location plan; RH.PK.01 A; -02 A; -03 A; -04 A; -05 A; Covering letter; Heritage Statement; D&A Statement; Arboricultural Impact Assessment; TTP Consulting Report; & Trial Pit Root Inspection Report.

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 the creation of an off-street private parking space and vehicular crossover would encourage the use of unsustainable forms of transportation and would result in an unacceptable loss of on street parking spaces in a Controlled Parking Zone that is identified as being under pressure therefore resulting in further parking stress in the area. The proposal would therefore be contrary to Camden Local Development Framework Core Strategy and Development Policies CS11, DP18, DP19, and DP21, NPPF (2012), and policy 6.13

Director of Culture & Environment
Ed Watson

INVESTOR IN PEOPLE

of the London Plan March 2015 consolidated with alterations since 2011.

Informative(s):

1

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

Ed Watson
Director of Culture & Environment