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www.camden.gov.uk/planningApplication Ref: **2015/4172/P**
Please ask for: **James Clark**
Telephone: 020 7974 **2050**

29 October 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application RefusedAddress:
32 Ravenshaw Street
London
NW6 1NW

Proposal:

Erection of a two storey rear extension, rear roof dormer, raising the roof ridgeline and converting the loft space to habitable accommodation.

Drawing Nos: Location Plan, EX.01, EX03, EX11, PL.02 (Rev A), PL.03 (Rev A), PL.04 (Rev A), PL.05 (Rev A), PL.10 (Rev A), PL.11 (Rev A) & PL.14 (Rev A)

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

Reason(s) for Refusal

- 1 The proposed alterations and extensions, by virtue of their height, mass, bulk, design and prominent siting, would be incongruous over dominant additions harmful to the appearance of the host building and the character and appearance of the Ravenshaw and Glastonbury street scenes, contrary to policies CS14 (Promoting high quality places) of the London Borough of Camden Local Development Framework Core Strategy, policy DP24 (Securing high quality design) of the London Borough of Camden Local Development Framework Development Policies, the Fortune Green and West Hampstead Neighbourhood Plan, Camden Planning



Guidance 1 Design, policies 7.4 and 7.6 of the Mayor's London Plan 2015 and paragraphs 14, 17, and 56-66 of the National Planning Policy Framework.

Informative(s):

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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