

Mr Alexander Sebba
3 Hillfield Road
London
NW6 1QD

Application Ref: **2015/4977/P**
Please ask for: **Tony Young**
Telephone: 020 7974 **2687**

9 December 2015

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990, Section 191 and 192

Certificate of Lawfulness (Proposed) Refused

Address:
3 Hillfield Road
London
NW6 1QD

Proposal:
Erection of single storey rear extension.
Drawing Nos:

The Council has considered your application and decided to **refuse** a certificate of lawfulness for the following reason:

Reason(s) for Refusal

- 1 The proposal is not considered to be permitted development because the enlarged part of the dwellinghouse will be within 2 metres of the boundary of the curtilage of the dwellinghouse, and the height of the eaves of the enlarged part would exceed 3 metres, contrary to section A.1(i) of the Town and Country Planning (General Permitted Development) Order 2015 and as such a Certificate of Lawfulness cannot be issued.
- 2 The proposal is not considered to be permitted development because the enlarged part of the dwellinghouse would extend beyond a wall forming a side elevation of the



original dwellinghouse, and as such would have a width greater than half the width of the original dwellinghouse, contrary to section A.1(j)(iii) of the Town and Country Planning (General Permitted Development) Order 2015 as such a Certificate of Lawfulness cannot be issued.

Informative(s):

1

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