

Metropolis Planning & Design  
4 Underwood Row  
London  
N1 7LQApplication Ref: **2016/0239/P**  
Please ask for: **Laura Hazelton**  
Telephone: 020 7974 **1017**

8 March 2016

Dear Sir/Madam

**DECISION**

Town and Country Planning Act 1990 (as amended)

**Full Planning Permission Refused and Warning of Enforcement Action to be Taken**Address:  
**67 Marchmont Street**  
**London**  
**WC1N 1AP**Proposal:  
Change of use of existing building from HMO (Sui Generis Use) to use for short-term let accommodation (Sui Generis Use) (Retrospective).

Drawing Nos: A101 Rev.C, site location plan and covering letter dated 15 January 2016.

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

## Reason(s) for Refusal

- 1 The proposed change of use to short-term let accommodation (sui generis use) would result in the unacceptable loss of permanent residential housing with shared facilities contrary to objectives to maximise the supply of additional homes in the borough. As such, the proposal would be contrary to Core Strategy Policy CS6 'Providing quality homes' and Development Policies DP2 'Making full use of Camden's capacity for housing' and DP9 'Student housing, bed sits and other housing with shared facilities' of Camden's Local Development Framework.



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.

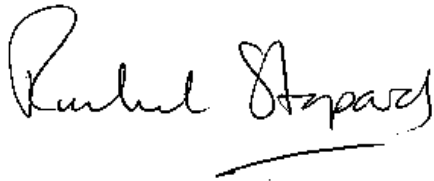
### **ENFORCEMENT ACTION TO BE TAKEN**

The Council has authorised the Planning Department to instruct the Borough Solicitor to issue an Enforcement Notice alleging breach of planning control.

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 it.

Rachel Stopard  
Director of Culture & Environment